

**FARMINGTON HISTORIC DISTRICT COMMISSION
MEETING MINUTES**

January 21, 2020

Present at this meeting was Commissioners Bombara, Calciano, O'Leary, Alternate Commissioner Gemski, Renehan and Sanford and Town Planner and Clerk. The meeting was called to order at 4:00 p.m.

ELECTION OF OFFICERS

Town Planner DeVoe called for nominations for Chair.

Commissioner Sanford moved and Commissioner Calciano seconded to nominate Commissioner Bombara as Chairman. No other nominations for Chair were made. The Commission voted unanimously to accept/approve Commissioner Bombara as Chairman for 2020.

Town Planner DeVoe called for nominations for Vice-Chair.

Commissioner Sanford moved and Commissioner O'Leary seconded to nominate Commissioner O'Leary as Vice-Chair. No other nominations for Vice-Chair were made. The Commission voted unanimously to accept/approve Commissioner O'Leary as Vice-Chair for 2020.

Town Planner DeVoe called for nominations for Secretary.

Commissioner Sanford moved and Commissioner O'Leary seconded to nominate Commissioner Calciano as Secretary. No other nominations for Secretary were made. The Commission voted unanimously to accept/approve Commissioner Calciano as Secretary for 2020.

PUBLIC HEARINGS

Secretary Calciano read the legal notice into the record.

Jason Levesque – 169 Main Street

Alternate Commissioners Sanford was appointed to vote on behalf of Commissioner Holden and Alternate Commissioner Gemski were appointed to vote on behalf of Commissioner Haviland for this matter.

Application for Temporary Certificate of Appropriateness to construct house at 169 Main Street. Mr. Levesque presented the proposal to construct a new house commenting the elevations have not changed since his informal presentation to the Commission in December 2019. He chose the colonial style house because it is in keeping with the neighborhood. Material samples provided included front door hardware; color sample of the front door; windows proposed are Anderson 400 series 6 over 6 true divided lights; and diamond coat, smooth coat siding, soffit and fascia. Mr. Levesque also provided cedar and cement fiber board samples for siding material comparison. He then demonstrated how the diamond coat siding is installed. The chimney brick proposed is "Barkhamsted Extruded Brick". The front steps will be stone faced with a slate/blue step stone. No railings are proposed. The Commission asked clarifying questions but expressed no major concerns with the proposed materials. Roof material proposed is architectural shingles. The

foundation will have an eight-inch reveal and will not be stone faced. Mr. Levesque stated he will be replacing the overhanging garage door on the detached garage. The Commission recommended he come back with details. Mr. Levesque was asked if gutters will be installed on the house. He responded that he is considering installing copper gutters but will come back to the Commission with details if he decides to install gutters on the house. Town Planner DeVoe commented this application will also need Inland Wetlands Commission approval and additionally, Mr. Levesque has received Inland Wetlands Commission approval for improvements related to the proposed subdivision of the adjacent Main Gate property. Part of that development is replacing a retaining wall located on the 169 Main Street property. There was some discussion regarding the visibility of the wall from Main Street. The Commission was encouraged to visit the site to see the existing wall along the brook. The Commission discussed continuing the public hearing so that Mr. Levesque can provide details on the retaining wall and railing detail; gable detail; garage door and gutter details, as well as the detail for the bridge on Main Gate because it was decided that feature was within the Historic District and hence, under the purview of the HDC. It was the consensus of the Commission there are no major concerns with the house as proposed.

There was no public comment in favor or in opposition to this application.

At 4:48 p.m. the public hearing was continued to February 18, 2020.

Contempo Restoration – 40 Colton Street

Alternate Commissioner Renehan was appointed to vote on behalf of Commissioner Haviland and Alternate Commissioner Sanford was appointed to vote on behalf of Commissioner Holden for this matter.

Application for Temporary Certificate of Appropriateness to install sky light and rock wall at 40 Colton Street. Grace Korba stated the overall renovation project is moving along but that they would like to install a sky light on the front roof over a stairwell. The sky light would provide additional overhead clearance, additional light for the stairwell and better access to the second story of the home. Ms. Korba provided photos of other homes in the neighborhood with a sky light. In addition to the sky light she is seeking approval for a rock wall that was constructed along the driveway. She stated the yard was eroding into the driveway. When they were landscaping, they decided to use rocks from the site to make a formal wall to correct the issue. Ms. Korba added the driveway was not drivable prior to the construction of the wall. Photos of other stone/rock walls on Colton Street were provided to show that the rock wall at 40 Colton Street is in keeping with the neighborhood. There was discussion regarding the length and height of the wall. The Commission further discussed the proposed location of the sky light; visibility from Colton Street; and minimizing reveal of the sky light.

There was no public comment in favor or in opposition to this application.

The public hearing closed at 5:07 p.m.

Upon a motion made and seconded (Calciano/Sanford) it was unanimously

VOTED: To grant a Temporary Certificate of Appropriateness to construct a rock wall as presented at 40 Colton Street, as submitted and on file in the Planning Office.

Upon a motion made and seconded (Calciano/O'Leary) it was

VOTED: 2 in favor to 3 opposed (Renehan, Sanford, Bombara) to grant a Temporary Certificate of Appropriateness to install a sky light at 40 Colton Street. The motion failed and the application was denied.

Members voting in opposition to the application felt the sky light as proposed on the front of the house was not appropriate to the historic character of the home.

OTHER BUSINESS

No Other Business.

STAFF REPORT

14 Colton Street

The owner of 14 Colton Street has a special permit for home business pending with the TPZ and part of that application includes a sign application. The sign will be located on a side entrance to the home for visitors to identify the correct business entrance door. After a brief discussion the Chair said he would take a look at the visibility of the proposed location and report back to the Town Planner on whether an application needs to be made to the Commission.

MINUTES

November 19, 2019 Meeting Minutes

Upon a motion made and seconded (Calciano/Sanford) it was unanimously

VOTED: To approve the minutes of the November 19, 2019 Farmington Historic District Commission meeting minutes.

The meeting adjourned at 5:22 p.m.

SJM