

FARMINGTON HISTORIC DISTRICT COMMISSION
REGULAR MEETING

February 15, 2022

Present for the online web conference was Chair Honeyman, Commissioner Bombara, Calciano, Hatzenbuhler, Phelan and Alternate Commissioners Gemski and Sanford. Town Planner Rutherford and Clerk Michaud were also present. The meeting was called to order at 5:03 p.m. Town Council Liaison Connolly was also present.

Present in the Development Wing Conference Room were Town Planner Rutherford and Clerk Michaud. All others were present online.

Commissioner Hatzenbuhler read the legal notice into the record.

PUBLIC HEARINGS

Joan Leach – 174 Main Street

Application for Temporary Certificate of Appropriateness to install 120-gallon propane tank at 174 Main Street. Cindy Evans represented the applicant who would like to install a 120-gallon propane tank on the west side of her home for a gas fireplace. The tank will not be visible from Main Street and although visible from Tunxis Street, it will be partially screened behind existing yew bushes. The Commissioners asked clarifying questions about the tank size and location but did not express concern with the project.

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

The public hearing closed at 5:14 p.m.

Upon a motion made and seconded (Bombara/Hatzenbuhler) it was unanimously

VOTED: To approve the Joan Leach application for Temporary Certificate of Appropriateness to install 120-gallon propane tank at 174 Main Street as presented and on file in the Planning Office.

Miss Porter’s School – 92 Main Street

Application for Temporary Certificate of Appropriateness to replace windows and install HVAC condenser at 92 Main Street. Katie Bradley represented the applicant and presented the request to replace all the windows on this house with Marvin aluminum clad, double-hung windows matching the existing windowpane patterns. The exception is a second story casement window which will be replaced with the double-hung style window to match the rest of the house. In addition, she was also seeking approval to install a Samsung air handling unit on the north side of the house next to a porch. This unit will provide central a/c for the house. Specification sheets for the windows and air handling unit were provided. Photos submitted with the application also provided clarification on the location of the air handling unit and the windows. The Commissioners offered positive comments in support of the proposed work.

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

The public hearing closed at 5:20 p.m.

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

VOTED: To approve the Miss Porter's School application for Temporary Certificate of Appropriateness to replace windows and install HVAC condenser at 92 Main Street as presented and on file in the Planning Office.

Miss Porter's School – 36, 44, 48, 54 Main Street

Application for Temporary Certificate of Appropriateness to install iron fence along Main Street in front of 36, 44, 48, 54 Main Street. Katie Bradley presented the application to install an iron fence. The fence will be a continuation of the fence presented at the December 14, 2021 meeting. Ms. Bradley said they are working with Alloy Welding on recreating the fleur de lis design. Commissioner Sanford had an original fleur de lis he loaned her for replication purposes. The posts will be topped with a steel ball. The Commissioners offered positive comments in support of the fence. For clarification the drawing with the stamp Alloy Welding & Mfg. Co., Inc. is the fence design proposed for this application and the December 14, 2021 fence application.

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

The public hearing closed at 5:26 p.m.

Upon a motion made and seconded (Bombara/Hatzenbuhler) it was unanimously

VOTED: To approve the Miss Porter's School application for Temporary Certificate of Appropriateness to install iron fence along Main Street in front of 36, 44, 48, 54 Main Street as presented in a fence detail drawing stamped Alloy Welding & Mfg. Co., Inc. and on file in the Planning Office.

STAFF REPORT

No Staff Report.

OTHER BUSINESS

Historic District Expansion Update

Chair Honeyman asked if any of the Commissioners had luck finding property owners interested in being added to the District. Commissioner Bombara has a couple possibilities but will have to report back. Chair Honeyman asked Town Planner Rutherford to review the process to expand the historic district. Town Planner Rutherford provided details of the process including a report on the properties, updating maps and ordinances, sending to the State Preservation office, Town Council review, Town Plan & Zoning Commission review/support, public hearing with the Farmington Historic District Commission after hearing back from the

State, balloting, hearing with the Town Council, final updates and final report. Chair Honeyman asked the Commissioners to consider giving their time to do the research and reports for an expansion. There was some discussion about research, gathering data and putting it together in a report. Although it would be good to have two or three homes interested in joining the District, Chair Honeyman asked if the Commission would be in favor of starting the process with the one home they do have interest from. The Commissioners agreed to move forward with the one home. Town Planner Rutherford will reach out to the interested property owner and let them know the Commission will be moving forward with this process.

1928 Building

Chair Honeyman made sure the Commission was aware an Ad Hoc Committee has been created to determine the future of the 1928 Building at the Farmington High School. The Committee is exploring options for future use and estimated costs for the future of the building. Comments of the Commission included the 1928 building is an architecturally significant building of its time period, is situated in a prominent location and they should try to preserve the building. Members should try to follow the Committee, but Chair Honeyman said he would provide updates as they become available.

The Historic District of Farmington Village Guidebook

Commissioner Phelan reviewed the Commission's Guidebook in preparation of the January meeting and although it is well written felt it could be edited and brought forward with updates. Town Planner Rutherford explained how the Unionville Historic District Commission has reviewed their Guidebook by dividing the various sections up among each member. The current FHDC Guidebook is not a Word document, but Staff will see if it can be converted easily.

Farmington Historic District Landlord Communication

The Commission discussed possibly sending a reminder letter to commercial business property owners in the District about the requirement to obtain FHDC approval prior to work being done. Primarily to make sure they are communicating this requirement to their tenants. Recently a couple tenants did not obtain approval before doing work.

Methods of Soliciting New Historic District Homeowners

Commissioner Phelan commented a possible method of seeking additions to the District is to send a welcome letter to new property owners when ownership changes encouraging them to join the District.

Collaboration with the UHDPC and the FHDC

Commissioner Hatzenbuler commented on collaborating with the Unionville Historic District & Properties Commission suggesting it may make sense moving forward.

MINUTES

January 18, 2022 Minutes

Upon a motion made and seconded (Bombara/Hatzenbuhler) it was unanimously

VOTED: To approve the January 18, 2022 Farmington Historic District Commission meeting minutes.

ADJOURN

The meeting adjourned at 6:13 p.m.

SJM

DRAFT