

SALISBURY HISTORIC DISTRICT COMMISSION

REGULAR MEETING

APRIL 5, 2022 – 9:00AM (VIA ZOOM)

1. Call to Order. Present: M. C. Taylor, Tom Callahan, Carol Mason, Robert Highsmith, Heidi Hoeller (Alternate) and Kathy Voldstad (Alternate). Absent: Elyse Harney.
H. Hoeller was appointed Voting Alternate for E. Harney.
2. **Approval of Agenda. So Moved** by T. Callahan, seconded by H. Hoeller and unanimously **Approved.**
3. **Approval of Minutes of March 1, 2022. So Moved** by H. Hoeller, seconded by T. Callahan and unanimously **Approved.**
4. Stone House – no update at this time.

Public Hearing

5. COA Application #2022-002 / 58 Main Street / Johnson / Replace Windows on House / DOR: 02/23/2022.

The Legal Notice was read by Georgia Petry, Secretary. The Commission had no further questions or comments on the application. There were no comments from the public. A Motion to Close the Public Hearing was made by T. Callahan, seconded by R. Highsmith and Approved. The Public Hearing was closed. A **Motion to Approve COA Application #2022-002 for Replacement Windows at 58 Main Street** was made by T. Callahan, seconded by R. Highsmith and **Approved by Majority.** (After the vote was taken, H. Hoeller indicated that she was not in favor because the application came in after the replacement windows had already been purchased.)

There was brief discussion about the process of distributing the Historic District handbook and how buyers of historic homes are informed. T. Callahan and R. Highsmith suggested that this discussion be on the agenda at the next meeting.

Pending Business

6. COA Application #2022-001 / 4 Main Street / Block (Slotnick) / Rebuild Garage / DOR: 02/03/2022.
R. Highsmith and T. Callahan reported to the Commission on a recent site visit at the property, with Ms. Block and Ms. Slotnick. R. Highsmith noted that the requested additional details about the materials had been received on March 1, 2022; what they observed was much in keeping

with the documentation. T. Callahan added that the garage design felt similar to the house and was not out of line. H. Hoeller asked about the roofing materials; Ms. Slotnick answered that the roofing materials will match the existing roof. There were no further questions. A **Motion to Accept COA Application #2022-001 and Schedule it for Public Hearing on May 3, 2022**, was made by T. Callahan, seconded by H. Hoeller and unanimously **Approved**. The Legal Notice will be published in the Lakeville Journal.

7. COA Application #2022-003 / 7 Ethan Allen Street (CNE Building) / Lakeville / Town of Salisbury / Restore Soffit; Replace Aluminum Storm Windows and Doors; Re-install attic windows; Paint Exterior / DOR: 03/29/2022.

Chris Brennan, working with the Town on this project, described the proposed restoration of the building. Soffit fretwork would be restored. The existing aluminum storm windows and doors would be replaced with wooden ones which will be painted. In the gabled end of the building, a wooden louver would be replaced with 3 sash windows, with one double –hung sash in the middle and 2 four-lights on either side; this arrangement was shown in old pictures. This work would be done before the interior restoration begins. A **Motion to Accept Application #2022-003, 7 Ethan Allen Street, as submitted, and Schedule for Public Hearing on May 3, 2022**, was made by T. Callahan, seconded by H. Hoeller and unanimously **Approved**. The Legal Notice will be published in the Lakeville Journal.

8. COA Application #2022-004 / 75 & 77 Main Street (Stiles House) / Sobel/Smith / Replace Fence / DOR: 03/31/2022.

Ileene Smith, owner, described the existing fence deterioration. The proposed new fence would look identical, but be raised a little above ground to prevent rot. It is a solid fence in order to block the headlights coming off of Salmon Kill Road. T. Callahan commented that this fence is an exception because it is a like-kind replacement and it is there for a reason (to block lights). He noted, for the record, that if this was anything other than described, it would require discussion. Fences are an important item for the Commission to review. He added that he supports this application and understands the reasons why. The Commission determined that this is a like-kind replacement and no public hearing would be necessary. A **Motion to Approve Application #2022-004, as Like-Kind and Waive the Public Hearing Process**, was made by T. Callahan, seconded by H. Hoeller and unanimously **Approved**.

(At this time, First Selectman Curtis Rand joined the meeting to give further details on the CNE Building restoration project. He mentioned that the Lakeville Conservancy had attended the Board of Selectmen meeting the night before and asked to be involved; the Selectmen agreed to let their architect participate with them, as the project evolves. The main focus is to keep the original windows. R. Highsmith asked about outside party participation; T. Callahan pointed out that only owners may apply to the SHDC, but others may comment during the public hearing process. Mr. Rand showed a sample window that is proposed. Also, old photos of the original building with the attic windows will be available. He asked that the Commission keep an open mind, in case the building needs to be raised, because of the drainage and other issues.)

At this time, T. Callahan left the meeting. K. Voldstad was appointed as a Voting Alternate.

9. Continuation – updated handbook – Tabled to the next meeting.

10. Other Business – None

11. Adjournment. C. Mason adjourned the meeting at 10:02am.