

East Haddam Historic District Commission

September 17, 2013

7:30pm

River House

Attendance:

Members

Will Brady

Chris Miller

David Nelson

Joe Zirlis

Pam Rubenbauer

Others present:

John McCormack

Cole McCormack

Mike Stewart

David Thompson

Rebecca Wonneberger

Call to Order

The regular meeting of the East Haddam Historic District commission was called to order by Chairman Will Brady at 7:30 pm. Chairman Brady appointed Ms. Rubenbauer (alternate) to be a voting member in place of Mr. Rossi who absent.

Public Hearing

**C-05-13 Bruce and Kathy Briggs of 44 Main Street East Haddam, CT are seeking a certificate of appropriateness to replace existing asphalt roof over covered porch with standing seam metal roof to alleviate ongoing leaking issues. Assessors map 26 Lot 101**

Mr. Thompson was appearing for Mr. and Mrs. Briggs of 44 Main Street. Mr. Thompson stated the Briggs had appeared before the commission about two years ago for the same problem a leaking roof at 46 main street and they wanted to do the same thing with 44 Main Street. Mr. Nelson asked about the color of the asphalt shingles Mr. Thompson stated the color would be black. Chairman Brady asked the public if there were any comments on the project there were not any.

**A motion was made by Mr. Nelson to approve C-05-13 as proposed Ms. Rubenbauer seconded and the motion carried unanimously.**

The public hearing concluded at 7:40 pm Mr. Thompson left at this time.

#### **Informal Discussion**

Mr. Cole McCormack appeared before the commission to discuss the signage to be used in front of the grange and town hall Mr. Nelson raised questions about this because the legal notices had not been published due to the timing of the application being turned in. Mr. Nelson felt this should be heard at the October meeting of the Historic District Commission. Chairman Brady felt the item should be heard because the surrounding public had been notified and the green card presented. Mr. Zirlis concurred with Mr. Nelson and stated we could not hear this until the legal notices had been run. Mr. Nelson also stated a temporary approval had been granted. Chairman Brady asked about the cost of the project Mr. Cole McCormack stated the sign was approximately \$3,500 plus the cost of supplies to install the sign. Chairman Brady asked Mr. McCormack where donations could be made if someone wished to make donations to help the project Mr. John McCormack stated donations could be sent to Boy Scout troop 22 East Haddam and an account for this project had all ready been started. Both Mr. McCormacks left at 8:55pm

**A motion to table C-08-13 until the October meeting was made by Mr. Nelson and seconded by Mr. Zirlis the motion carried unanimously.**

Mr. Stewart of 88 Main Street appeared before the commission to discuss the possibility of adding a garage and a bonus room on to the house. Mr. Stewart stated they had wanted a garage for some time and were not able to use the existing garage because of where the septic system was located. Mr. Stewart presented sketches of some various ideas to the commission members. Mr. Nelson suggested keeping the structure simple and stated it was not an originally historic structure thereby it allowed for more flexibility. Mr. Stewart stated the addition would be approximately 24 ft by 29ft He also stated there would be a mud room to connect the new garage and bonus room to the existing house. Mr. Nelson stated he did not love the idea of the recess doors for the balcony and state opined that a flush door would look better. Mr. Nelson stated he felt the plans were on the right track. Mr. Stewart stated

they were planning for the bonus room to have a ¾ bath so it could be like an in-law without a kitchen. Mr. Nelson asked about the roof pitch, Mr. Stewart stated the pitch was 12x12 the same as the existing house. Chairman Brady pointed out because the Stewarts were located in the village district they did not need to worry about the 25 foot setback requirements. Mr. Stewart also stated the desire to have an emergency egress from the second storey onto the back of the addition Chairman Brady stated this needed to be identified in the plans because the back of the house was visible from the public right of way. Chairman Brady also stated he like the idea of the shiplap siding versus the clapboard siding. Mr. Stewart left at 8:25 pm.

Mr. Nelson said he was an alternate on the new middle school conversion committee he stated the new committee was smaller than the old one had been. Mr. Nelson also stated he was concerned about the safety of the historic murals in the building, further discussion ensued.

#### **Bill payment**

**A motion was made by Mr. Nelson to pay the Hartford Courant in the amount of \$411.02 which were the legal fees from the month of August Ms. Rubenbauer seconded the motion and the motion passed unanimously**

#### **Adjournment**

**There being no further business to discuss a motion to adjourn was made by Mr. Nelson and seconded by Mr. Zirlis the meeting was adjourned at 8:55 pm**