

NORWICH HISTORIC DISTRICT COMMISSION

Minutes of the October 20, 2021 Regular Meeting

The regular meeting of the Historic District Commission was held Wednesday October 20, 2021 at 5:30 PM via Zoom virtual meeting.

Members Present:

Regan Miner (Chairwoman)

Timothy Dowhan

Richard Guidebeck

Gregory Johnson

Nancy O'Neil

Gregory Farlow

Members Absent: None.

Guests: Dayne Rugh, Judy Bell

Regan Miner reviewed the rules of a virtual meeting and clearly notified participants that the meeting would be recorded.

I. Public Meeting

The public meeting was convened at 5:33 pm. The order of COA presentations and discussions are at the discretion of the commission to accommodate all participants.

- COA 469 – 2 Town Street (The Society of the Founders of Norwich) *New Construction, Site Work*

Regan Miner stated that the Norwich Historical Society received grant funding to restore two properties owned by The Society of the Founders of Norwich; the Joseph Carpenter Silversmith Shop and the David Greenleaf House. Regan Miner mentioned that the Norwich Historical Society received a grant from the State Historic Preservation Office (SHPO) to work on the site of the David Greenleaf House at 2 Town Street. Regan

Miner stated NHS submitted the COA on behalf of The Society of the Founders of Norwich. Regan Miner said the large portion of the work was being pushed to the spring due to the contractor's schedule so for the Fall they hoped to bring in enough fill to grade the property at a level that would allow vehicles to access the property and for a dumpster to be brought on site for the interior basement work. Regan Miner stated the remaining work would be done in the spring which would include the full seeding and grading of the property. Regan Miner added that the site plan eventually called for a concrete handicap walkway and a concrete ramp, but this will be done at a much later date.

- COA 470 – 71 East Town Street (The Society of the Founders of Norwich)
New Construction, Signage

Dayne Rugh stated The Society of the Founders of Norwich are seeking to install a new sign in front of the Joseph Carpenter Silversmith Shop similar in design to the signs at the Leffingwell House and Visitor's Center. Dayne Rugh stated the sign would be wooden boards attached to a period style bracket.

- COA 471 – 363 Washington Street Ext. (James B. Connor Sr.)
Preservation, Roofing
The applicant was not in attendance.

- COA 472 – 87 Town Street (David Figarsky) *Fixtures*

Judy Bell of Sweet Momma's Bakery stated they are looking to have an awning installed in the front of the building for shading and additional signage purposes. Judy Bell stated the awning would hang from the existing overhang. Judy Bell explained that the heat and sun in summer causes the windows to fog up which obscures the signage that is on their windows. Judy Bell stated the job was quoted by Overhead Door who stated the awning would be removable and would not alter the existing building. Greg Farlow asked if the awning would be made from canvas on a metal frame to which Judy Bell responded yes and that the awning would have the logo and business name on it. Judy Bell stated she believed the awning would only hang down one or two feet but that she would confirm. Tim Dowhan asked if the awning would extend the entire length of the overhead to which Judy Bell responded yes.

- COA 473 – 389 Washington Street Ext. (Nadine McBride) *Restoration, Roofing*
The applicant was not in attendance.

II. Regular Meeting

The regular meeting was convened at 6:22 PM.

A. Action on COA's

- COA 469 – 2 Town Street (The Society of the Founders of Norwich) *New Construction, Site Work*

Gregory Johnson made a motion to accept the COA as written and presented. Nancy O'Neil seconded. Gregory Johnson, Nancy O'Neil, Gregory Farlow, Richard Guidebeck and Timothy Dowhan voted in favor. Regan Miner abstained. The motion passed.

- COA 470 – 71 East Town Street (The Society of the Founders of Norwich) *New Construction, Signage*

Nancy O'Neil made a motion to accept the COA as written and presented. Timothy Dowhan seconded. Gregory Johnson, Nancy O'Neil, Richard Guidebeck, Timothy Dowhan and Regan Miner voted in favor. Gregory Farlow abstained. The motion passed.

- COA 471 – 363 Washington Street Ext. (James B. Connor Sr.) *Preservation, Roofing*

Nancy O'Neil made a motion to accept the COA as written. Richard Guidebeck seconded. Regan Miner noted the work had already been completed as it was an emergency situation with an active leak due to the recent weather. Regan Miner stated her understanding was the applicant was addressing areas of concern on the roof but would be laying shingles atop affected areas, as opposed to removing anything, to prevent further water damage. Timothy Dowhan asked if there had been a ridge vent in the roof prior to the work being done to which Regan Miner responded she was not certain. Gregory Johnson, Nancy O'Neil, Gregory Farlow, Richard Guidebeck, Timothy Dowhan and Regan Miner voted in favor. The motion passed unanimously.

- COA 472 – 87 Town Street (Dave Figarsky) *Fixtures*

Gregory Johnson made a motion to approve the COA as written and presented. Timothy Dowhan seconded. Discussion ensued regarding length and material of proposed awning. Regan Miner stated the work proposal, submitted by Judy Bell prior to the close of the public hearing, listed (3) 7' Sol-Lux retractable awnings to be installed on the overhang above Sweet Momma's Bakery, with the color and material to be determined. Regan Miner stated she would work with the applicant on the awning material and would clarify that the awning would not extend past the existing overhang. Gregory Johnson made an amended motion to accept the COA as written and presented with the stipulation the property owner work with the commission to come to a mutual agreement on the material of the awning and that the material be approved by the commission. Nancy O'Neil seconded. Gregory Johnson, Nancy O'Neil, Gregory Farlow, Richard Guidebeck, Timothy Dowhan and Regan Miner voted in favor. The motion passed unanimously.

- COA 473 – 389 Washington Street Ext. (Nadine McBride) *Restoration, Roofing*

Richard Guidebeck made a motion to approve the COA as written. Gregory Farlow seconded. Regan Miner stated the COA was another emergency roof issue with active water damage. Regan Miner stated the homeowner contacted her to notify that they would be replacing like-for-like asphalt shingles on the back porch area of the home. Regan Miner stated the homeowner would not be working on the main roofing structure. Gregory Johnson, Nancy O'Neil, Gregory Farlow, Richard Guidebeck, Timothy Dowhan and Regan Miner voted in favor. The motion passed unanimously.

B. Minutes of Wednesday September 15, 2021 Regular Meeting

- Nancy O'Neil made a motion to approve the meeting minutes as written, with some amendments. Timothy seconded. Richard Guidebeck, Nancy O'Neil, Gregory Farlow, Richard Guidebeck, Timothy Dowhan, Gregory Johnson and Regan Miner voted in favor. The motion passed.

C. Chairman Report

- None.

D. Old Business

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- None.

E. New Business

- None.

F. Next Meeting Date

- Scheduled for Thursday October 21, 2021 at 5:30 PM.

G. Adjournment

- Gregory Johnson made a motion to adjourn the Regular Meeting at 6:42 PM. Richard Guidebeck seconded. All voted in favor. The motion passed unanimously.

Respectfully submitted,

Katherine Rose
Recording Secretary