



Historic District Commission MEETING MINUTES

Monday, October 24, 2022 - 6:00 PM
Council Chambers, Easton Town Office
14 S Harrison Street

Call to Order

At 6:00 pm , Chairperson Pezor called the meeting to order.

Opening statement given by the Chairman.

The Commission operates under the authority granted to it by section 701 of the Town of Easton Zoning Ordinance. And, I hereby open the record of the public hearing on cases heard this evening and, in accordance with our legal responsibilities, I enter into the record the following items: notice of the public hearing, adopted design guidelines, resumes of commission members and any consultants used by the Commission, records of any previous meetings, and any letters to the Commission on a case.

The decisions of the HDC may be appealed within 30 days of approval.

General Order of the hearing of Applications

- Introduction of the application by the presiding officer
- Presentation by the applicant or his agent
- Questions by members of the Commission
- Public Comment
- Petitioner Rebuttal
- Discussion/Consideration by the Commission
- Decision motion and statement of Basis for Decision

The applicant may withdraw the application at any time up to when the vote is taken. A Certificate of Appropriateness shall lapse upon the expiration of the corresponding Building Permit. For applications that require a building permit but for which none is issued, this Certificate of Appropriateness shall lapse six (6) months after its issuance. In the event a building permit is not required, the Certificate of Appropriateness shall lapse six (6) months from its issuance if substantial work is not underway. For good cause shown, this period may be extended by the Commission.

I will now entertain a motion to accept the agenda for this evening.

Upon motion by Mr. Sebastian , seconded by Ms. Brophy and carried 6 - 0, the Agenda was approved.

Historic District Commission Members Present at Meeting

Chairperson Pezor

Vice Chair Demby

Jim Sebastian

Bruce Harrington

Maria Brophy

Kevin Bateman

Also present was the Town staff member, Nicholas Johnson.

Approval of Minutes.

Upon motion by Ms. Brophy, seconded by Mr. Sebastian and carried 5 - 0, the minutes from the October 10th meeting were approved.

Old Business

New Business

Application Number: 2022-781

Location: 214 S. Aurora Street

Applicant: Nancy Castner

Request: Fence reconstruction with height and stylistic changes.

Nancy Castner was present on behalf of the Fence reconstruction with height and stylistic changes, for 214 S. Aurora Street, a contributing building in the Historic District.

It was discussed ...

- The new fence will include two gates.
- The height of the fence will now be six feet in the back yard and will drop to three feet once it meets the back of the house.

Upon motion by Mr. Bateman, seconded by Mr. Sebastian and carried 6 - 0, application 2022-781 was approved.

Historic District Guideline References:
14

Application Number: 2022-787
Location: 18 & 20 West Street
Applicant: Alan Silverstein
Request: In-Kind Roof Replacement

Alan Silverstein was present on behalf of the In-Kind Roof Replacement for 18 & 20 West Street, two contributing buildings in the Historic District.

It was discussed ...

- Fencing will be extended to meet the existing building once the canopy over the HVAC system is removed.
- Wooden shingles will be used.
- The gutters will be replaced with new half-round style gutters.
- The new HVAC will be located in the same location as the existing units.
- No work will be done on the chimney. If any extra work is required, a revision will be needed..
- The "cricket"/diverter on the roof will remain.

Upon motion by Vice Chair Demby, seconded by Mr. Harrington and carried 6 - 0, application 2022-787 was approved.

Historic District Guideline References:
65,70, 73, Demolitions

Application Number: 2022-788
Location: 121A South Harrison Street
Applicant: William Wing
Request: Installation of a 56 gallon (200#) propane tank in back of the property.

No one was present on behalf of the installation of a 56 gallon propane tank at the back of 121 A South Harrison Street, a contributing building in the Historic District.

Upon motion by Mr. Bateman, seconded by Vice Chair Demby and carried 6 - 0, application 2022-788 was approved.

Historic District Guideline References:
82

Application Number: 2022-791
Location: 111 S Washington Street
Applicant: Richard Marks
Request: Shed

Richard Marks was present on behalf of the shed for 111 S Washington Street, a building in the Historic District.

It was discussed ...

- The metal siding will be similar to what currently is on the restaurant; vertical, ribbed, and smooth in texture.
- There will be no windows.
- The shed will have a metal roof.
- The door will be metal.

- Vice Chair Demby recused himself from voting.

Upon motion by Ms. Brophy, seconded by Mr. Sebastian and carried 4 - 0, application 2022-791 was approved.

Historic District Guideline References:
11

Administrative Approval

Application Number:	2022-0771
Location:	13 N Aurora Street
Applicant:	All Exteriors LLC on behalf of Mark Utley
Request:	In-Kind Asphalt Shingle Roof Replacement

Discussion Item

Consent Docket

Adjournment.

At 6:40 , upon motion by Mr. Bateman seconded by Mr.Sebastian and carried 6 - 0, Chair Pezor adjourned the regularly scheduled meeting.
Respectfully submitted,
