

BOROUGH OF FENWICK
HISTORIC DISTRICT COMMISSION
REGULAR MEETING & PUBLIC HEARING – JANUARY 10, 2015
4 NIBANG AVENUE, 9:00 AM

A Regular Meeting and Public Hearing of the Fenwick Historic District Commission was held at 4 Nibang Avenue, Old Saybrook, Connecticut on Saturday, January 10, 2015. Notice of the meeting was posted in a timely manner on the Fenwick kiosk and in the Borough office.

Members Present: Matt Myers, Patsy Jones, Valerie Bulkeley, (Alternate).

Members Absent: David Savin, Joan Wright, Honey Adams, Pam Christensen (Alternate), Susan Webster (Alternate).

Others Present: Marilyn Ozols, ZEO and HDC Compliance Official, General Manager Larry DeBlasiis, Meg Gleeson.

1. Call to order.

Chairman Myers called the meeting to order at 9:05 a.m. V. Bulkeley was seated as a voting member and a quorum was established (Myers, Jones, Bulkeley).

2. Public Hearing: Golf Course, Map 10, lot 10-1. Borough of Fenwick owner and applicant; Application HDC14-025 to demolish existing starter's shack and construct new wood shingle building and to relocate stone path entrance on Maple Avenue and associated split rail fence.

L. DeBlasiis and M. Gleeson presented. They stated that the proposed shed will be 10'x10' (slightly larger than the existing 8'x8'); it will be a hip structure and will have cedar shingles, asphalt roof shingle in "weathered wood", and green trim like the tennis shed; the location is moved slightly but not significantly, but the window location is changed to work with the restructured path; the path will be moved from its existing location in order to meet with the new crosswalk location, which will be adjacent to the parking lot driveway; fence sections will be relocated to coordinate with the new path location; the grade at the shack will be raised about 2' to work with the new path; the building will not have a foundation but will be anchored in compliance with building codes; it will be placed on a bed of gravel and the first floor will be about 10" above grade; the base of the building will be planted out; the roof overhang is 6" and the peak height is just under 10'10"; and the windows are 30"x54" and darkened like those on the tennis building so as to disappear.

Members discussed the design with the applicant and then, **on a motion by V. Bulkeley, seconded by P. Jones, it was voted unanimously to close the public hearing and go into regular session.**

For: Myers, Jones, Bulkeley.

Against: None.

Abstain: None.

3. Possible Action on Application HDC14-025, Golf Course.

Based on the discussion in the hearing, **V. Bulkeley moved to approve the application as presented and to grant a Certificate of Appropriateness for Application HDC14-025 to demolish the existing starter's shack and construct a new wood shingle building in its place and to relocate the stone path entrance from Maple Avenue and the associated split rail fence. P. Jones seconded the motion and it was approved unanimously.**

For: Myers, Jones, Bulkeley.

Against: None.
Abstain: None.

4. **Public Hearing: 21 Neponset Avenue, map 11, lot 14-1.** Margaret Sbriglio, owner; Meg Gleeson, applicant; Application HDC14-026 to construct 7'x7' pool equipment shed and place Belgian Block edging.

M. Gleeson presented. She stated that a 7'x7' storage building is proposed directly adjacent to the pool in a location shielded by a fence and existing 8' tall shrubbery. She demonstrated the location on photos of the property and noted that it will be obscured from view from the adjacent property and will replace the existing trunks currently used for storage of pool equipment. She added that it will have a 15 lite door similar to those on the house and the color will be similar to the house color.

Members discussed the shed roof design of the building, noting that the flat roof was not in character with other Borough roofs. A saltbox with the sides scaled down was considered as was a peaked roof design similar to the design of the proposed starter's shack. M. Gleeson sketched a peaked roof design and members agreed that this would fit in with the Borough better.

M. Gleeson stated that the Belgian Block border was put in to match the one on the Rehm's property. Members noted that the Rehm border had not been approved by HDC because it was temporary and was taken up every winter. It was noted that the precedent had been set elsewhere in the Borough even though HDC has discouraged Belgian Block borders in the past; that metal edging is less obvious but this is a planted area where the blocks separate the garden from the grass and help keep the mulch out of the road; and that the blocks were in this one area of the property only and were not planned for any other area.

There being no further comment, **on a motion by V. Bulkeley, seconded by P. Jones, it was voted unanimously to close the public hearing and go into regular session.**

For: Myers, Jones, Bulkeley.
Against: None.
Abstain: None.

5. **Possible Action on Application HDC14-026, 21 Neponset Avenue.**

Based on the discussion in the hearing, **M. Myers moved to approve the application as discussed and to grant a Certificate of Appropriateness for Application HDC14-026 1) to construct a 7'x7' pool equipment shed with the provision that the shed be redesigned with a peak roof running fore and aft and a revised drawing be submitted to reflect this change, and 2) to place Belgian Block edging along the garden on the Rehm side of the property noting that in this situation the material coordinates with existing edging on the Rehm property, but the material may not be appropriate in other locations in the Borough and is not encouraged. P. Jones seconded the motion and it was approved unanimously.**

For: Myers, Jones, Bulkeley.
Against: None.
Abstain: None.

6. **Statutory Approvals:** None.

7. **Administrative Permits:**

a. 6 Pettipaug Avenue – Gengras: in-kind porch restoration

8. **Approval of minutes: November 1, 2014.**

V. Bulkeley moved that the minutes of the previous HDC meeting on November 1, 2014 be accepted as distributed. P. Jones seconded the motion and it passed unanimously.

For: Myers, Jones, Bulkeley.
Against: None.
Abstain: None.

9. **Old Business / Other Business.**

a. Revised Application Form.

Members reviewed the draft of the revised application form and suggested additional wording to remind applicants of the after-the-fact fee. They also recommended that this information be added to the Warden's letter to all residents so that everyone will be fully aware of the fee.

10. **Adjourn.**

On a motion by V. Bulkeley, seconded by M. Myers, it was voted unanimously to adjourn at 9:38 a.m.

Respectfully submitted,

Marilyn M. Ozols, Acting Clerk