

BRISTOL HISTORIC DISTRICT COMMISSION MEETING

Held: June 6, 2013, at Town Hall, 10 Court Street, Bristol, Rhode Island

Present: Chairman Oryann Lima, Members Victor Cabral, Thomas Enright, Eric Hertfelder

Also Present: Nancy Letendre, Esq.

Absent: John Allen, Sara Butler

Chairman Lima brought the meeting to order at 7:01PM.

Review of the minutes of the April 4, 2013, and May 2, 2013, meetings was continued to the July 11, 2013, meeting. (Enright/Hertfelder 4-0)

1. 13-033 120 Hope St., Mark Stolyar

erect new gazebo

Property owner Mark Stolyar presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibit BB. Mr. Stolyar's application was continued from the May meeting. As requested, he outlined the proposed site for Commission review on an individual bases. He has changed his material request from vinyl to wood.

Member Hertfelder commented on the finding of fact that the gazebo as an addition to the historic district was not appropriate but in this instance, Mr. Stolyar has no invisible back yard due to the lot configuration in which to erect the structure. He stated he felt the Commission should approve the construction recognizing the unusual circumstances.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-033 for erection of a new 10' diameter wood gazebo (to be painted) in the rear yard - design as shown in Exhibit B in accordance with Secretary of the Interior Standard #9 (Hertfelder/Cabral 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 9. The Commission recognizes that the gazebo is not an historic element for this property but in this case there is no invisible rear yard.

Project Monitor: Victor Cabral

2. 13-035 314 Hope St., Safe Way Realty (Stephen Coelho)

replace windows

Property owner Joseph Coelho and Anderson Window representative Mike Bedard presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits BB. This application was continued from the May 2nd meeting.

Member Hertfelder commented that at the last meeting Anderson's representative stated that the Renewal windows had been approved for Benefit St. in Providence and the Tennis Hall of Fame in Newport. Mr. Hertfelder contacted the RI Historic Preservation and Heritage Commission and was told that approval had not been granted for the general use of Renewal windows in the Historic District. They have not been approved because it was determined that the windows did not present a "good profile" and would not be approved for a tax rebate. Regarding the Newport site, Mr. Hertfelder noted that the RI Historic Preservation and Heritage Commission has an easement on the Tennis Hall of Fame and would not be likely to approve use of the Renewal window.

Chairman Lima stated that she was disappointed that a site visit had not been arranged, and that she was unable to make a decision on the replacement of the current windows until she had an opportunity to inspect them.

Member Hertfelder noted that Commission members would be willing to work with the owners to select a replacement window style, if necessary, that would be appropriate for the building.

The property owners had been contacted to arrange a site visit but did not respond to the request.

Mr. Coelho stated that he would speak to Stephen Coelho and ask him to cooperate in arranging a site visit.

Chairman Lima invited comments from the public. There were none.

A motion was made to continue Application 13-036 to the July 11, 2013, meeting pending a site visit. (Enright/Hertfelder 4-0).

3. 13-041 60 Poppasquash Rd., Charlotte F. Church
install generator and propane tank

Richard Sanford and Stephen Januario presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B-H. Application is for a standby electric generator to be installed on the north side of the house. Member Hertfelder noted that this is an important 1881 house and the placement of the equipment will be behind existing porch and generally not visible from the street.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-041 as presented and shown in exhibits in accordance with Secretary of the Interior Standard #9 (Enright/Hertfelder 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 9

Project Monitor: Thomas Enright

4. 13-042 483 Hope St., Le Central Restaurant (Jesse James)
signs

Attorney Steven Hudak presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibit B. Application is for a frosted and lettered sign on the front windows which has already been installed.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-042 as presented and pictured in exhibit in accordance with Secretary of the Interior Standard #9 (Cabral/Hertfelder 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 9

5. 13-047 170 High St., Peter Cirillo (Peter's Barber Shop)
1. install sign; 2. install light

Business owner Peter Cirillo presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B-E. Application is for a window sign as shown in Exhibit C and a light to be installed between to the door and the window as show in Exhibit E.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-047 as presented for a sign and wall light in accordance with Secretary of the Interior Standard #9 (Hertfelder/Enright 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 9

Project Monitor: Thomas Enright

6. 13-052 692 Hope St., John D. Barton
1. new south side stairs, landing; 2. remove canopy

Property owner John Barton presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B-H. Mr. Barton requests approval to remove the existing metal canopy and to replace it with a new wood canopy and to construct a small landing and stairs over the existing steps. New construction will be of wood as outlined in Exhibit C.

Commission members complimented Mr. Barton on the completeness and conciseness of his application noting that a design could be submitted without professional aid, and requested that it be used as a "sample" for future applicants. Mr. Barton gave his consent.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-052 as presented to remove and replace canopy and to construct a new landing and stairs as shown in exhibits in accordance with Secretary of the Interior Standard #9, 10 (Enright/Cabral 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standards: 9, 10

Project Monitor: Victor Cabral

7. 13-053 829 Hope St., Marilyn Housley

design and material changes to original CofA #11-001

Property owner's architect Gale Goff presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B-L, M. Ms. Goff submitted new drawings for the changes which were marked Exhibit M. The design changes were made due to FEMA requirements for 40% open space on the first level. New design call for square lattice panels constructed of vinyl framed with cedar. Ms. Housley had concerns regarding security with flimsy wood lattice panels.

Member Cabral voiced concern regarding the replacement of wood material with vinyl.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-053 as presented for design and material changes as shown in Exhibit M in accordance with Secretary of the Interior Standard #10 (Enright/Hertfelder (3-1 (Cabral, against).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 10

Project Monitor: Victor Cabral

8. 13-056 198 Thames St., Fins (Michael Ferreira)

signs

Property owner Michael Ferreira presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B, C. Application is for a new sign 72" x 17" to be erected on the building over the front door. Sign will be attached with bolts.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-056 as presented and shown in Exhibits B and C in accordance with Secretary of the Interior Standard #10 (Hertfelder/Enright 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 10

Project Monitor: Victor Cabral

9. 13-046 500 Wood St., Bldg. #113, Mosaico B&CDC

1. repair/replace windows; 2. repair/replace siding; 3. repair/replace trim; 4. replace doors; 5. replace two windows with doors; 6. remove attached metal structure

Mosaico Director Diana Campbell presented. Staff Assistant photographs were marked Exhibit A, Applicant plans were marked Exhibits B-F, G. Ms. Campbell stated that she has been working with Roberta Randall for input on restoration. Application is to repair or replace windows on Building #113 in the same fashion as previous windows in several buildings. The siding and trim on the tower is to be repaired with replacement as necessary and then painted. Door and window placement will follow new Exhibit G submitted 6/6/13, this design has been approved by the State Fire Marshal. New doors will be constructed from wood with lights to match those on existing.

Removal of a metal structure on the south side of the building is also requested.

Member Hertfelder who is the monitor for this property stated he was impressed with the work that has been completed especially with the window repair.

Chairman Lima invited comments from the public. There were none.

A motion was made to approve Application 13-046 as presented for repairs and replacements of windows, trim, doors and replacement of window with a door. Also approved is the removal of the metal structure on the south side of the building. Project monitor is to review final decision on exchange of windows to doors. Decision is in accordance with Secretary of the Interior Standards #6, 9 (Hertfelder/Cabral 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standards: 6, 9

Project Monitor: Eric Hertfelder

10. 13-045 500 Wood St., Guard House, Mosaico B&CDC

CONCEPT REVIEW - relocate guard house

Mosaico Director Diana Campbell presented. Staff Assistant photographs were marked Exhibit A. Ms. Campbell asked for the Commission's impression regarding moving the guard house south 12' to allow for two lanes for entrance and egress.

Chairman Lima invited comments from the public. There were none.

A motion was made to consider Concept Review 13-045 as an application and to approve as presented for the relocation of the guard house 12' south. Any design for a new guard house will be submitted to the Commission for approval. This decision is in accordance with Secretary of the Interior Standard #10 (Cabral/Enright 4-0).

Findings of Facts include that this decision conforms to the Secretary of the Interior Standard: 10

Project Monitor: Eric Hertfelder

Staff Report:

Staff Approvals – May = 10, copy attached

Issue regarding stop payment on check for fees by Gina DiGati for application 13-044, 115 High St. was referred to Solicitor Letendre.

Issue regarding violation at 112 Bradford St. (replacement of windows without HDC approval) was referred to Solicitor Letendre.

Project Monitor Report(s)

Old Business

Adjourn:

A motion to adjourn was unanimously passed at 8:40PM

SC

Date Approved: July 11, 2013

BRISTOL HISTORIC DISTRICT COMMISSION

MONTHLY SIGN-OFF REPORT MAY, 2013

DATE	APP. NO.	ADDRESS	WORK DESCRIPTION – In Kind
5/2	13-043	297 Hope	Re-roof
5/9	13-044	115 High	Replace deteriorated fence south prop line
5/14	13-048	328 High	Handicap railing
5/14	13-049	325 High	Re-roof
5/14	13-050	75 Constitution	Re-roof
5/21	13-051	1, 17 Burnside	Signs (1ft. sq. directional door signs)
5/21	13-054	698 Hope	Rebuild chimney
5/23	13-055	17 Union	Replace porch steps and s. rail
5/23	13-057	290 Hope	Rebuild chimney
5/28	13-060	631 Hope	Re-roof