

Fruit Street Local Historic District Commission
Meeting Minutes – August 14, 2008
City Hall

Meeting of the Fruit Street Local Historic District Commission was called to order at 7:08 PM.

Roll Call

Present: Maurice Southworth, Bonnie Sontag, Stephen Feige, Kevin Wallace

Absent: Tom Bower

General Business

a) Approval of Minutes

Bonnie Sontag made a motion to approve meeting minutes for July 10, 2008.

Stephen Feige seconded the motion.

Minutes approved unanimously.

Maurice Southworth made a motion to approve meeting minutes for June 17, 2008.

Stephen Feige seconded the motion.

Minutes approved unanimously.

Correspondence

None

Old Business

Clerk Kevin Wallace read the Legal Notice relative to the evening's public hearings.

Adoption of Historic District Guidelines

Chairman Maurice Southworth opened the public hearing. It was suggested that under section 21, "Awnings", the word "inappropriate" should be changed to "discouraged" and the phrase "unless historically appropriate" added to the end of the sentence. Nancy Colbert suggested deleting the section heading "Suggested Approaches to Items Not Requiring Certification" and to include them in the general guidelines.

Stephen Feige made a motion to approve the Historic District Guidelines as amended. Bonnie Sontag seconded the motion. The motion to approve was passed unanimously.

Maurice and Liz Southworth, Jack and Mary Slatoff

10-12 Fruit Street

Case #01-08

Replace wooden fence

Chairman Maurice Southworth recused himself and Vice Chair Bonnie Sontag opened the public hearing at 7:20 PM. Maurice Southworth presented the proposal for the replacement of the fence. Resident Tom Kolterjahm, 64 Federal Street spoke in favor of the application stating that he felt the new design was in keeping with the style and architecture of the period.

Commissioner Feige stated that he has observed that the older homes closest to the water were very rustic and became more elaborate as one moved up toward High Street. He felt that

the picket style fence was very appropriate for the style of the applicant's home. While he was supportive of their application, he suggested that they consider keeping the current design with upper balusters.

Kevin Wallace made a motion to approve the application. Stephen Feige seconded the motion. The motion to approve was passed unanimously. The public hearing was closed at 7:34 PM.

Jack and Mary Slatoff

12 Fruit Street

Case #02-08

Portico repair

Chairman Maurice Southworth opened the public hearing at 7:35 PM and read the proposal from the applicant. Mary Slatoff recapped her proposal for those individuals not present at the July meeting. Resident Tom Kolterjahm, 64 Federal Street spoke in favor of the application stating that he was pleased that the owner was preserving the "historic fabric" of the building and encouraged the owner to remove the moldings. Commissioner Feige suggested that while some companies offer historically appropriate choices for molding material, the applicant should be able to identify several companies that manufacture "off the shelf" historic moldings with the appropriate "profiles" for the proposed project. Ms. Slatoff assured that Commission that she would be very discriminating with her product selection.

Bonnie Sontag made a motion to approve the application. Kevin Wallace seconded the motion. The motion to approve was passed unanimously. The public meeting was closed at 7:50 PM.

Rules and Regulations & Ordinance

The Commission discussed the necessity of publishing a notice in the local newspaper for each public hearing. It was felt that it could be prohibitively expensive for those applicants looking to make minor changes. It was suggested that the Commission may want to consider modifying the ordinance and Rules & Regulations to allow for advertising public hearings at the Commission's discretion. Nancy Colbert stated that advertising for public hearings is not a requirement under Chapter 40C but is required under local ordinance. It would take City Council approval for any change to the ordinance. Nancy will draft a proposal for our review. Once the Commission approves the change, it will require two readings of the City Council before a vote.

Chairman Southworth asked if it were possible to streamline the application process to allow for the submission of an application and the scheduling of a public hearing, if needed. It was determined by the Commission that it must be a two meeting process to provide the opportunity to review each application and, as a group, determine the need for a public hearing.

The question of who should receive a public notice was posed. Nancy Colbert suggested that we be consistent with Planning Board and ZBA guidelines which call for notifying abutters and abutters-to-abutter within 300 feet of the applicant. The draft Rules and Regulations currently before the Commission states that "The Commission will obtain a certified list of abutters (homeowners of any properties within 300 feet of that for which the application is submitted)".

Bonnie Sontag suggested that all future applications should include original photos (no photocopies), a full description of what is existing and what is being proposed. Also, during the initial review process there should be no debate with applicants or any other individuals attending the public meeting that would normally occur during the public hearing. The initial application review is only to determine the course of action for the application.

The Commission discussed the need for alternate members. No decision was made.

New Business

Chairman Southworth began the discussion about the possibility of accessing or identifying website(s) as architectural, historic and material resources. Stephen Feige felt that all consumers were not computer literate and that a resource library in the Planning Office might be more accessible. Nancy Colbert felt that the Commission would need to direct fee income to that end. No decision was made. Discussion will continue at future meetings.

Adjournment

Meeting adjourned at 8:43 PM.

Respectfully submitted, Kevin M. Wallace - Note Taker.