

**MINUTES
SPECIAL MEETING
WINDSOR HISTORIC DISTRICT COMMISSION
FEBRUARY 2, 2005 5:30 PM
ROSE ROOM, TOWN HALL
275 BROAD STREET, WINDSOR, CONNECTICUT**

Present: Commissioners Watts, Raney, Reardon, Yeich, and Melley (arrived 5:45 PM)

Also Present: Assistant Town Planner Bachand

Commissioner Watts called the meeting to order at 5:34 PM.

I. Call to Order – Public Hearings for Certificate of Appropriateness

Commissioner Watts called the public hearing to order at 5:34 PM.

- a. 390 Palisado Avenue – John and Aliina Kinabrew
Request to rebuild portico and porch, install windows and replace roof slates

Commissioner Watts asked Mr. Kinabrew to discuss his proposal. Mr. Kinabrew said that he plans to rebuild the portico in a style that maintains the original features of the house. He said that he conducted research of the house at the Windsor Historical Society and found that in 1861 a portico existed on the house, which was later replaced by a larger porch that was removed during the 1990's due to decay. Based on his research, he believes that the portico was replaced by the porch sometime around 1900. Mr. Kinabrew also noted that the side porch is degraded and needs work. He said that all work performed on the side porch will compliment the existing home in regard to style and materials.

Commissioner Watts asked Mr. Kinabrew if the portico was to have a slightly sloped roof, and he responded by stating that it would be slightly sloped and will compliment the roof of the house. Mr. Kinabrew added that the portico will be all wood with no artificial materials. Commissioner Watts complimented the applicant on his choice for portico columns, noting that they look similar to an old church he is familiar with. Mr. Kinabrew noted that the wood used for the portico and porch will be pine and it will be painted like the existed painted wood.

Commissioner Watts asked Mr. Kinabrew if the proposed windows will be bi-glass, and he responded by stating they would. Commissioner Watts responded by saying that bi-glass windows are an appropriate choice.

Commissioner Watts asked Mr. Kinabrew to explain the proposed roof slate replacement, and he responded by saying that the work needs to be done as many slates are damaged and must be replaced now before the damage becomes more costly. Commissioner Melley asked if the new slates would be the same as those presently existing and Mr. Kinabrew said they would look the same. He added that the flat part of the roof, which is not visible, would also undergo a roof

slate replacement. Commissioner Melley said he had no objection to the roof replacement as proposed.

Commissioner Watts asked if there were any additional questions or comments on item a. Since there were none, he asked the applicant to proceed to item b.

- b. 390 Palisado Avenue – John and Aliina Kinabrew
Request to install wooden play structure

Mr. Kinabrew said that he had constructed a wooden play structure at his previous home in West Haven and would like to reconstruct it at their current home. He explained that the proposed location of the structure is approximately 100 feet from Palisado Avenue and in the same location where an above ground pool had existed. Mr. Kinabrew said that the colors in the canopy of the play structure actually match the paint colors on the house. Mr. Kinabrew also said that existing vegetation would screen most, if not all, of the structure from the road.

Commissioner Melley said that he believes the proposed play structure does not require a certificate of appropriateness, and the other commissioners agreed. Mr. Kinabrew said that he applied for the certificate for the play structure because he wanted the commission to review it and wants to ensure that his proposals are in keeping with the neighborhood. Commissioner Melley requested that no action be taken on item b, as the applicant did not need to go before the commission with this item.

II. Close of Public Hearings

Commissioner Watts closed the public hearing at 5:53 PM.

III. Regular Business Meeting

- a. Discussion and Decision on Public Hearings for Certificate of Appropriateness

There was no further discussion.

Commissioner Reardon made a motion to approve the portico and porch, window installation and replacement of roof slates at 390 Palisado Avenue as presented. Commissioner Raney seconded the motion. The motion passed by a vote of 5-0-0.

b. New Business

Commissioner Watts said that the commission needed to hold its Annual Election of Officers at this time.

Commissioner Reardon made a motion to nominate Commissioner Watts as Chairperson of the Historic District Commission for 2005. Commissioner Melley seconded the motion. The motion passed by a vote of 4-0-1 with Commissioner Watts abstaining.

Commissioner Watts made a motion to nominate Commissioner Melley as Vice Chairperson of the Historic District Commission for 2005. Commissioner Raney seconded the motion. The motion passed by a vote of 4-0-1 with Commissioner Melley abstaining.

c. Old Business

None

d. Miscellaneous

None

IV. Adjournment

Commissioner Melley made a motion to adjourn the meeting. Commissioner Raney seconded the motion. The motion passed by a vote of 5-0-0.

The meeting ended at 6:00 PM.

Attest J.B.