

Present: Andy Belden, Christopher Bishop, Liz Kennard, Andy Kozlowski, Marc Muller, Arthur Stowe

Applicant: Anne Hendershott

Also Present: Neighbors – Pieter Moen, Michael Connolly

Chrmn. Bishop convened the meeting at 6:34 p.m. and declared a quorum present. He noted Mr. Kozlowski will be a voting member of the Commission for this meeting. The regular meeting stood in recess at 6:35 p.m. and the public hearing was called to order at that time.

Certificate of Appropriateness Application by Anne Hendershott at 8 Union Street for alterations to the front porch and the installation of a handicap ramp.

Mrs. Hendershott explained the proposed plan for alterations to the front porch and installation of a handicap ramp beginning at the side of the porch. She noted the plans reflected a very long ramp and she knew the neighbors were concerned. She also had concerns in building the ramp in the front of the house as it would distract from the front of the house. She noted they had looked into a wheel chair lift in the rear of the house but that would be a problem as it would have to be elevated more than 10 feet.

Mrs. Hendershott stated the ramp is very much needed for her husband and she hopes the ramp reflected in the drawings would be acceptable. She explained presently the front porch has solid wood poles and she would like to add wood spindles.

Mr. Belden asked if the footprint of the porch would be changed and she said there would be no difference in the size and the plan was to keep the front steps. She added technically the porch would be widened to include the ramp.

Mr. Muller expressed concern regarding the length of the ramp noting that a 50 foot ramp is a big ramp.

Mrs. Hendershott asked if there were any thoughts or ideas regarding a wheelchair lift.

Mr. Muller noted there is a similar lift on a home on E. Broadway and that lift is covered and protected from weather. He explained the lift he is referring to starts at ground level but goes up through a protected area to the main landing. He noted that could be a consideration for Mrs. Hendershott and have the lift go up through the floorboards of the deck on to the deck.

Ms. Kennard also expressed concern about the elements and pushing a wheelchair on a ramp of that length.

Mrs. Hendershott noted the previous owners had a ramp up the front steps. She stated the wheelchair lift appeals to her but she did not think about coming up through the floorboards of the deck for the lift.

It was noted the front porch is narrow and turning/pushing the chair through the door could be a problem.

Mr. Muller noted a commercial ramp cannot be more than 12 ft in length without a landing but he was not sure about a residential ramp.

Mrs. Hendershott stated the idea of a covered wheelchair lift is appealing to her and she is considering coming back to this group with a plan for a wheelchair lift. She added they would not make any changes to the porch at this time as the lift is more important for accessibility.

Chrmn. Bishop stated this commission could defer accepting the application at this time and the applicant could come back with a plan for a wheelchair lift.

Mr. Muller also stated the ramp would cut off access to the electrical box and if that was the plan, the owners should speak to their contractor about that.

Mrs. Hendershott stated she had not thought about that but at this time she will get back to the Commission with a plan for a wheelchair lift. She thanked the members for their input.

Being no further questions/comments regarding the COA the public hearing closed and the general meeting reconvened at 6:50 p.m.

Certificate of Appropriateness Application by Anne Hendershott at 8 Union Street for alterations to the front porch and the installation of a handicap ramp.

Chrmn. Bishop asked if any member had objection to deferring the application at this time and having the applicant come back when she has a new set of plans available and all the members agreed that would be acceptable.

Consideration of Minutes –Mr. Kozlowski and Mr. Belden made and seconded a motion to waive the reading of the minutes of the regular meeting held 12/8/2021 and the special meeting held 12/29/2021 and approve the minutes as presented. Motion carried unanimously.

Chair's Report including Correspondence – none

Clerk/Treasurer's Report – Mr. Ortoleva was not present and no report was available.

Unfinished Business

- a. Review Study Report Booklet and consider allocating funds to print some copies –
Chrmn. Bishop recollected the plan to hire a photographer to take current pictures of the houses in the district and include those pictures in the brochure.

Ms. Kennard also noted it was discussed updating the booklet rather than copying it as is.

It was suggested that members divide up the district and take the house pictures to be included and that would be put off until spring.

- a. Attorney Berchem's advice as to Airbnb's, ground mounted satellite dishes and signage –
Chrmn. Bishop stated he would attempt to reach out to Attny. Berchem again.
- b. Solar panels – remain on the table until discussion with Attny. Berchem.
- c. Replacement and expansion of driveways and parking areas – Chrmn. Bishop stated that this matter would be up to P & Z not Building Permits.

With regard to previous discussion regarding home in district on Pond Street where work had begun on a project and Chrnm. Bishop stated he was told the work was going to stop.

Mr. Belden noted the posts have been taken down and that is visible but there had been talk from neighbors regarding roof repairs being considered for the home.

Ms. Kennard stated the part of the house that is being worked on is the original garage that was pushed back and a new structure was built without approval. She explained the original garage now has nice steps which was not part of the original plan.

Chrnm. Bishop noted the owner has told the city officials he will not do anything without a permit.

Mr. Muller noted he may not need a permit from this body but he should be informing us about his plans and allow us the ability to make that determination.

Ms. Kennard felt it is important that all residents adhere to the rules established.

Chrnm. Bishop stated that visible from the street or not, this particular homeowner needs a permit for work to be done.

Ms. Kennard agreed that Mr. Griffith in Permitting and Licensing Dept. is very busy but perhaps there is another person that this body could reach out to on the driveway issues.

Ms. Kennard recalled an incident when this owner had taken out an upper front window and covered it but in the end he had to put the original window frame back and from the outside it looked like a window but inside it was a wall.

New Business –

Mr. Stowe and Ms. Kennard made and seconded a motion to add to the agenda election of officers for the 2022 year. Motion carried unanimously.

Mr. Stowe and Ms. Kennard made and seconded a motion recommending existing officers be re-elected for the 2022 year as follows:

Chair – Christopher Bishop

Vice Chair – Liz Kennard

Treasurer – Walter Ortoleva

Clerk – vacant office will be filled at the next meeting.

It was agreed that the officers and all the members are doing a great job. Motion carried unanimously.

Ms. Kennard stated she would like to give more thought to updating the handbook.

Mr. Belden asked if it is conceivable to might his publication available on the website as well and Chrnm. Bishop stated he would check with the City Clerk to see if the city website can accommodate the size of that document and therefore this matter will remain on the table.

Being no further business, the meeting adjourned at 7:15 p.m.

Recorded by Diane Candido