



## Historic District Commission

### Minutes

11/21/2023

Regular Meeting, 7:00 P.M.

Via Zoom

1. The meeting was called to order by the Chairman Peggy Adler at 7:00pm.
2. **Members Present:** Maureen Wellman, Mark Giaconia, Dennis Parker, Terry Clark and Peggy Adler  
**Absent:** Barbara Gibson, Rich Geer and Jake Clinton. The Chairman reminded the commissioners of the appointed Board & Commission attendance requirement per the Town Charter.
3. Terry Clark was seated for Rich Geer.
4. **Visitors/Public Comment:** Manny Ramirez was our visitor. He is the owner of 11 Commerce Street and wanted some input regarding the gazebo at the back of the property, which he says belongs to the town. It is in a serious state of disrepair. Mr. Ramirez will send Peggy Adler documentation showing town ownership, which she will then share with commission members and some town officials. Peggy will also contact the town building official and ask for him to evaluate the condition of the gazebo.
5. **Approval of Minutes of 10/17/2023:** Maureen Wellman asked that the details of Section 7g be removed from the minutes. The minutes were thus amended on a motion by Dennis Parker, seconded by Terry Clark and approved unanimously.
6. **Correspondence:** To be introduced at any agenda item to which it relates.
7. **Status of some of Clinton's Historic Buildings/Properties of Concern to HDC:**
  - a. 92 East Main (Kelsey House) – no new info; no work done in over a year
  - b. 96 East Main – nothing new
  - c. 101 East Main – Update: picket fence; weeds everywhere (again); vacation rental
  - d. 110 East Main – Update: nothing new
  - e. 151 East Main Street – blight complaint update

- f. 39 Waterside – Update: to be deleted from subsequent agendas.
- g. 22 High Street – concerns were once again raised about this property. The question came up as to whether its current condition might possibly make it subject to the town’s blight ordinance. Maureen Wellman and Dennis Parker will look into this.

**8. HDC Certificate of Recognition for Historic Property Restoration Program:**

**A. Criteria:** Must have been in a state of deterioration or inappropriate modernization and then restored;

**B. Already Recognized:**

- 109 East Main Street (FY 2021 -2022) > SOLD 2/6/2023 [commercial]
- 148 Old Post Road (FY 2021 -2022) [residential]
- 5 Liberty Street (FY 2021 – 2022) [residential]
- 44 Waterside Lane (FY 2021 – 2022) [residential]

**C. Potential Candidates:**

- 63 East Main (Stanton House - for consideration when completed)
- 125 East Main (for consideration when completed)
- 129 East Main (for consideration when completed)
- 63 Pratt Road (for consideration when completed)
- 142 Commerce Street (for consideration when completed) [commercial]
- 78 West Main (for consideration when completed)

**Honorable Mention (thank-you)** for restorations that use modern materials, such as vinyl siding. Recognition in the press, but no photo hung on the wall at Andrews. Perhaps this might encourage more folks to repair/restore their antique property. Two current examples are 151 East Main and 138 East Main, the former multi-color house.

- 151 East Main (Cited in 2022)
- 138 East Main (cited in 2023)
- 92 East Main (Josiah Kelsey House – for consideration when completed)
- 159 East Main (Tabled for consideration at some later date)

**9. Expand the LGHD by adding 18 Liberty Street.** (nothing new expected until 2023 or later)

**10. Clinton Historic District Signage (Update):**

Peggy Adler delivered the sign brackets to Premier Stone for installation; She has written permission from the owner of 161 East Main to install one of the Clinton Village Historic District signs on his property; The Town Manager has written telling her to be present when the 7’ granite posts are installed along East Main Street and High Street; Mr. Ramirez, owner of 11 Commerce Street, who was at this meeting, said he will send a letter giving permission for the Commerce Street sign to be installed on his property between the sidewalk and the fence, midway along the first section of fence adjacent to the post office parking lot.

**11. Commerce Street as a National Register District:** Now on the CT State Historic Register; National status coming soon.

**12. "Clinton Events" (4th<sup>th</sup> quarter)**

**13. Old Business:** none

**14. New Business:** C of A public hearing re replacing the kitchen windows at 5 Liberty to be at 7:00pm, just before the start of the December 19<sup>th</sup> HDC meeting.

**15.** Mr. Ramirez left the meeting.

**16. Executive Session per CGS 1-200(6)(B):** The commission went into executive session at 8:20pm on a motion from Terry Clark and a second from Dennis Parker. They came out of executive session at 8:31pm on a motion by Terry Clark and second by Maureen Wellman.

**17.** The meeting adjourned at 8:35pm on a motion by Terry Clark and second by Dennis Parker, which was unanimously approved.