

HISTORIC AREA COMMISSION

New Castle Town Hall
2nd and Delaware Streets
September 17, 2009

Present: Sally Monigle, Chairman
Doug Heckrotte
Bill Hentkowski
Robin Hegvik
David Bird

City Personnel: Jeff Bergstrom, Inspection Department

Mrs. Monigle called the meeting to order at 5:05 p.m. Roll call followed.

OLD APPLICATIONS

N. Bustamante, 315-317 Harmony Street

Fence approval and renovation final plans

Discussion: Ms. Bustamante selected a style of fence from the approved list provided by the City. Her back patio door contains a 15 light door with no panel and it was suggested that she get an 8 light door with no panel, but prices are higher than the original 15 light door she budgeted for and asked for direction from HAC.

Mr. Heckrotte said she should be able to get an 8 light door without a panel.

Ms. Bustamante said they are equally as expensive as those with the panel and are rarer to find. Mr. Heckrotte suggested she contact another supplier requesting pricing for the 8 light door without panel. Once she gets the information she will supply same via email to HAC members. Ms. Monigle said HAC does have questions about window trim. Mr. Heckrotte has already informed Ms. Bustamante she can speak to her architect and let him address their concerns.

Action: Mr. Heckrotte made a motion to vote on the application as submitted which is for one of the approved fences in the back of 315-317 Harmony Street. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

NEW APPLICATIONS

C. Toner, 128 E. 3rd Street

Replace wood fence in kind (on 4th Street side)

Discussion: This work has already been completed; the applicant was unaware of the need to get a permit. Mr. Toner distributed pictures to HAC members showing the wood fence.

Action: Mr. Heckrotte made a motion to approve the application as submitted with the proviso that the litany be followed which means in this case the fence will be either painted or opaque stained. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

C. Thomas, 151 E. 2nd Street

Replace shed in back yard and add vertical railing on 2nd floor deck to meet code.

Discussion: Ms. Thomas distributed photos and noted that the railing is not to code and it is not a safe situation at present. She confirmed the height of the railing is 3 feet tall making it up to code. Discussion about spacing (maximum of 4" between) of spindles followed. Concerning the shed, the applicant plans on installing a wider shed that will be against the fence and sit on a gravel and skid surface. Doors and windows will be natural wood materials and asphalt shingles will be used. Neighbors have been informed.

Action: Mr. Heckrotte made a motion to vote on the application as submitted Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

M. Lenhoff, 318 Delaware Street

Replace concrete sidewalk on Delaware Street and on 4th Street (Bridgewater's)

Discussion: Damaged sections of the sidewalk scheduled for replacement are currently concrete and a request is being made to replace with concrete. HAC is attempting to replace concrete sidewalks with brick to be consistent with other sidewalk areas. This is a piecemeal process and will take time. Brick is costlier than concrete. Ms. Monigle stated that the area to be replaced is a patch along the curb with everything else along Delaware Street remaining aggregate concrete.

(Discussion followed.) The current concrete sidewalk was installed in 1985 concrete was approved but most recently (late 1980s) the City is changing to brick. Mr. Bergstrom confirmed that when the City replaces sidewalks in the historic district they have used brick. If brick is required only the front of the property will be repaired at this time. This is where the entrance to the store is located and safety is an issue for their customers.

Action: Mr. Heckrotte made a motion to vote on the application as submitted with the proviso that any replacement sidewalk work be done in brick in accordance with the litany. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

C. Schneider, 50 W. 5th Street

Replace ½ round gutters and smooth round downspouts in kind. 2nd application is for removal of existing patio and steps and build new wood patio.

Discussion: The back of the house has a brick stoop that is approximately 39" above the ground and is an access to the back door. It is made of a concrete pad with brick surround and the applicant would like to remove the brick and underlying area and bring it up to a deck using treated wood for the sub-frame and composite materials for the decking, steps and hand rail. *(A copy of the litany was provided.) (Discussion followed about distance of the deck to the fence, railing height and dimensions of the project.)* Ms. Monigle said that HAC prefers a natural material rather than composite materials.

Action: Mr. Heckrotte made a motion to approve the application as submitted with the following comments: concerning the new deck, handrail and steps, HAC strongly recommends the applicant use wood that has been either painted or stained for both decking and handrail, and the applicant provide a cut of the handrail design to be used. *(This information can be delivered to the Inspection Department for distribution to HAC members.)* Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

Action: Concerning the ½ round gutters and round downspouts, Mr. Heckrotte made a motion to vote on the application as submitted with the condition the litany is followed which is what they are asking to do. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

R. Nowak, 219 E. 2nd Street

Add an additional 10X8 space to existing deck per specs attached.

Action: Mr. Heckrotte made a motion to vote on the application as submitted with the proviso that the deck be constructed in accordance with the litany meaning wood and that the finish be either opaque stain or paint per the litany and that the railing will not be the Tru-fit deck rail system but rather the easy-fit rail system. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

S. Cordano, 28 E. 3rd Street

Repair in kind wood at attic roof line which has been damaged by squirrels.

Action: Mr. Heckrotte made a motion to vote on the application as submitted. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

P. Mund, 11-13 E. 2nd Street

Patch point several small areas at front, replace several bricks at rear and patch point several small areas at rear.

Action: Mr. Heckrotte made a motion to vote on the application as submitted. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

R. Thatcher, 116 W. 5th Street

Replace rotten wood on front porch in kind.

Discussion: Mr. Heckrotte is under the impression that the existing porch deck at this location is 1X6 decking and not conventional porch flooring. Discussion followed about whether the applicant should be required to apply a finish to the porch deck in accordance with the litany.

Action: Mr. Heckrotte made a motion to vote on the application as submitted with the proviso that a finish be applied to the porch deck in accordance with the litany. Mr. Hentkowski seconded the motion.

Disposition: Approved by unanimous vote.

D. Walz, 31 E. 4th Street

Rebuild foundation wall damaged by tree root.

Discussion: Ms. Hegvik noted that this work has been completed because it was done on an emergency basis. Everything looks the same as before the work.

Action: Mr. Heckrotte made a motion to vote on the application as submitted. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

S. Hannell, 409 Harmony Street

Replace fence.

Discussion: Ms. Hegvik informed the applicant is proposing a plain fencing as shown on the approved list.

Action: Mr. Heckrotte made a motion to vote on the application as submitted with the proviso that the litany be followed which in this case calls for opaque stain or paint of the fencing. Ms. Hegvik said that none of her neighbors' fencing is stained or painted. The applicant is using cedar wood. (Discussion followed.)

Disposition: Approved by unanimous vote.

EMERGENCY REPAIRS

W. Gatter, 122 Harmony Street

Replace rotten wood on dormer window (side and front)

Action: Mr. Heckrotte made a motion to vote on the application as submitted. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

J. Hilgendorf, 52 W. 4th Street

Replace flat roof. Leaking.

Action: Mr. Heckrotte made a motion to vote on the application as submitted. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

OLD BUSINESS

Good Will Fire Company

Certificate of Occupancy

Action: Mr. Heckrotte made a motion to authorize the Building Inspector to issue a Certificate of Occupancy to the Good Will Fire Company. Mr. Bird seconded the motion.

Disposition: Approved by unanimous vote.

ADJOURNMENT

The meeting was adjourned at 6:15 p.m.

Respectfully submitted,

Debbie Turner
Stenographer