

HISTORIC AREA COMMISSION
New Castle Town Hall
2nd and Delaware Streets
September 13, 2012

Present: Sally Monigle, Chairperson
Dorsey Fiske, Co-Chairperson
Doug Heckrotte
Bill Hentkowski
Tom McDowell*

Also Present: Jeff Bergstrom, Building Inspector

*Arrived at 5:12 p.m.

Ms. Fiske called the meeting to order at 5:10 p.m. Roll call followed.

OLD APPLICATION

L. Fontana, 46 E. 4th Street

Front steps railing approval.

Discussion: Railing is to be wrought iron and the steps are brick.

Action: A motion was made by Mr. Heckrotte to vote on the application as submitted.

Mr. McDowell seconded the motion.

Disposition: Approved by unanimous vote.

NEW APPLICATIONS

D. Baldini, 419 South Street

Replace gutters on garage, replace undersized brick steps and install privacy fence all per specs attached.

Discussion: The applicant made a change from Glen Gary DD52 to Pennsylvania tread stone on top on their contractor's advice. Existing chain link fence will be removed. The good side of the new fence on the back wall will face inside (~6 ft.) because of a neighbor's chain link fence. The neighbor requested the chain link remain in place. There is a chain link fence belonging to the applicants on the west side property line that can be removed. The remaining fence will be installed good side in to remain uniform. *(Lengthy discussion followed about existing fencing and the direction of the good side of new fencing.)*

The kitchen skylight leaks and will be replaced. It is not visible from the street.

Action: A motion was made by Mr. Heckrotte to vote on the application as submitted. Mr. McDowell seconded the motion.

Disposition: The motion was approved by a vote of 4-1 (Hentkowski). Mr. Hentkowski does not agree with the good side of the privacy fence facing inward.

S. Wilson, 53 W. 5th Street

Repair work on roof and install shed in back yard.

Discussion: Shed design is from the approved list. It is unknown what roof repair work is referenced. No information provided with application.

Action: A motion was made by Mr. Heckrotte to vote on the application as submitted. Mr. McDowell seconded the motion.

S. Wilson, 53 W. 5th Street (Contd.)

Mr. Heckrotte amended his motion as follows: A motion was made by Mr. Heckrotte to vote on the application as submitted in accordance with the litany and the photo of the shed is from the approved list. Ms. Fiske seconded the motion.

Disposition: The motion was approved as amended

City of New Castle, Banks Building (Wharf Bldg.)

Install new downspouts and replace some corner boards.

Action: Mr. Heckrotte made a motion to vote on the application as submitted noting the litany needs to be followed using smooth, round downspouts. Ms. Fiske seconded the motion.

Disposition: The motion was approved.

M&T Bank, 210 Delaware Street

Replace wood shakes on pent eve with weathered wood blend color dimensional asphalt shingles.

Discussion: A question was raised why wood shakes were being replaced with weathered wood blend (asphalt) shingles rather than wood. Mr. McDowell said the building is centrally located and should be made as fire proof as possible. The fire rating for asphalt shingles is about the same as wood shingles. Ms. Fiske said the building is highly visible and she would prefer wood. Messrs. Heckrotte and Hentkowski prefer wood. *(Lengthy discussion followed.)*

Action: A motion was made by Mr. Heckrotte to approve the application of wood shingles on the main roof of the bank. Ms. Fiske seconded the motion.

Disposition: The motion was approved by a vote of 4-1 (McDowell). Mr. McDowell prefers the shingles be asphalt.

Water Problem – Windows and framing, siding and trim on the dormers are in bad condition. Discussion surrounded the current windows (three windows facing the street) and work previously done. The former windows were wood and replacement windows are to be wood. *(Mr. Heckrotte and the applicant left the meeting to look at the building. The meeting recessed at 5:54 p.m.)* The meeting resumed at 6:04 p.m. Windows are wood with an arced top. There is a storm window that will be removed. Siding can be replaced but dormer trim will be difficult to match. Dormer roofs have been done. The applicant is not interested in a historic renovation, only to replace a leaking window. He is not committing to do any work on the windows at this time. HAC's desire is to make sure the building looks the same as if it were maintained routinely. They are open to considering alternatives. Although not anticipated, no work will be performed on any of the windows without first contacting Mr. Bergstrom.

Action: The dormer trim windows matter is continued.

N.C. Historical Society, 32 E. 3rd Street

Replace missing brick pavers on sidewalk (tree removed) to match existing.

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

Disposition: The motion was approved.

P. Wykpisz, 25 E. 5th Street

Remove and replace two attic windows with Marvin wood window units.

Discussion: Third floor -- Windows will be two over two vertical muntins, replacing multi-pane windows, tearing out existing frame, and wood (inside and out) will be used.

P. Wykpisz, 25 E. 5th Street (Contd.)

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

Disposition: The motion was approved.

R. Heath, 124 E. 2nd Street

Air conditioner condensing unit placement approval.

Discussion: The replacement will be in the same location as the present unit. The third floor ends next to the duct work thus requiring a second unit. Mr. Hentkowski is the contractor for the work and gave a detailed description of what is to be done.

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

Disposition: The motion was approved 4-1 abstaining (Hentkowski).

W. Taylor, 44 W. 5th Street

Build garage in place of shed. (Three-car garage)

Discussion: There is an alley between 5th & 6th Streets and the garage doors will face the alley. Board and batten wood siding, architectural weathered wood shingles, and wood trim. *(The houses in this area are in HAC's purview because they face the boundary of the historic district, but the rear of the houses is not visible.)*

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

Disposition: The motion was approved.

EMERGENCY APPLICATIONS

M. Fleck, 212 Delaware Street

Roof repairs and install downspouts per specs attached. Capping a chimney.

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

Disposition: The motion was approved.

C. Sullivan, 121 Delaware Street

Remove all loose and deteriorated mortar where needed. Remove and relay any loose bricks. Apply new concrete crown if needed. Re-point their half of chimney.

Action: Mr. Heckrotte made a motion to vote on the application as submitted with the requirement that the caps (on their side) be painted black. Mr. Hentkowski seconded the motion.

Disposition: Motion was approved.

B. White, 14 The Strand

Re-point right side wall and both bottom corners, front crack and waterproof. Install stainless steel top for middle chimney. Grind out cracks on rear side of front chimney and re-point where necessary. Install custom chimney cover. Waterproof all three chimneys.

Action: A motion was made by Mr. Heckrotte to vote on the application as submitted with the requirement that the sheet metal chimney caps be painted black. Mr. Hentkowski seconded the motion.

Disposition: The motion was approved.

Other Business

Ms. Fiske would like HAC to discuss what enforcement capabilities this body is empowered with with City Solicitor Losco. She will follow up with City Administrator Thomas.

Ms. Monigle discussed the dangling wires on Louise Olstein's house. Mr. Bergstrom is aware of the issue and they are working to address it. Ms. Monigle suggested HAC should rewrite its guidelines to address matters like this. Mr. McDowell noted other similar issues involving a cable provider in the City. *(Discussion continued.)*

Approval of Minutes – A motion was made and seconded to approve the August 2012 minutes as distributed. The motion was approved.

Adjournment -- There being no further business to address, the meeting was adjourned at 6:50 p.m.

Respectfully submitted,

Debbie Turner

Debbie Turner
Stenographer

(Stenographer not present at meeting and minutes transcribed from recording.)