

HISTORIC AREA COMMISSION  
New Castle Town Hall  
2<sup>nd</sup> and Delaware Streets  
June 11, 2015

Present: Sally Monigle, Chairperson  
Leila Hamroun  
Bill Hentkowski  
Mike Quaranta

Also Present: Jeff Bergstrom, Building Inspector  
Debbie Turner, Stenographer

The meeting was convened at 6:33 p.m. Roll call followed. It was announced that David Bird is no longer a commissioner by act of City Council.

**OLD BUSINESS**

**Jessop's Tavern (J. Day), 114 Delaware Street**

Returning with more information.

Discussion: Mr. Bergstrom confirmed no new information has been received.

**Action: Mr. Quaranta made a motion to approve the application as submitted.**

**Mr. Hentkowski seconded.**

**Disposition: Motion failed 3-0. Rationale is because no further information has been provided by the applicant.**

**K. Sturgis, 182 E. 4<sup>th</sup> Street**

Requesting location of condenser.

Discussion: Replacing in the same location.

**Action: Ms. Hamroun made a motion to approve placing the new unit in the same location as the existing unit. Mr. Quaranta seconded.**

**Disposition: Motion approved.**

**W. Balascio, 170 E. 4<sup>th</sup> Street**

**Requesting drawing of screened-in porch.**

**Discussion:** (*Drawings provided.*) The porch is approximately 20' X 14'. The windows in the back of the house will be changed to French doors.

**Action: Mr. Quaranta made a motion to approve the application as submitted.**

**Mr. Hentkowski seconded.**

**Disposition: Motion approved.**

**D. Shane, 47 W. 3<sup>rd</sup> Street**

Change wood fascia board to manmade. Change half-round gutters from 4" to 6".

Discussion: The applicant presented. There are two small items on the approved screened porch the applicant is seeking approval for. HAC initially approved (*March 2015*) as a half-round, 4" gutter. After review with Mr. Bergstrom the applicant decided on a 6" half-round gutter because of the length of the gutter system. The fascia originally was to be wood and wraps around three (3) sides of the porch. Now that the committee is considering manmade products Ms. Shane cited their location to the river, maintenance, and the house is a duplex as reasons for using an alternative product. Everything will be painted,

**D. Shane, 47 W. 3<sup>rd</sup> Street (Contd.)**

including the manmade product. Ms. Hamroun prefers a wood fascia and even though the porch is in the rear of the house, it is visible from the park and the general public. The size and depth of the porch is significant compared to neighboring properties. Ms. Shane agrees with using wood, but noted the difficulty in reaching the fascia for maintenance and an alternative product will mean less maintenance going forward. She concedes the top of her porch can be seen over her neighbors' stockade fences in the park. Mr. Quaranta does not believe using an alternative material will be noticeable.

**Action: Mr. Quaranta made a motion to approve the application as submitted. Due to lack of a second, he withdrew the motion.**

**Mr. Quaranta made a motion to approve the application as submitted with the change to the gutters.** Mr. Bergstrom addressed commissioners about the work being proposed. Ms. Shane was asked if she would agree to return to the approved "K" gutters; she has no objection. **Motion withdrawn.**

**Ms. Hamroun made a motion that the fascia board remain wood and that the gutters be "K" gutters as noted in the architectural drawings accompanying the application with an appropriate section. Mr. Quaranta seconded.**

**Disposition: Motion approved.**

**NEW APPLICATIONS****V. Wollaston, 119-121 E. 4<sup>th</sup> Street**

Roof repair on both houses.

**Action: Ms. Hamroun made a motion to approve the application as submitted.**

**Mr. Hentkowski seconded the motion.**

**Disposition: Motion approved.**

**J. Moore, 31 W. 4<sup>th</sup> Street**

Replace 4' fence with 4' fence using same materials as on library using wrought iron.

Discussion: Replacing existing fence with aluminum alloy fence, the same as the library fence. The fence is located on three sides of the property. There is no objection to the style of fence.

**Action: Mr. Quaranta made a motion to approve the application as submitted.**

**Mr. Hentkowski seconded.**

**Disposition: Motion approved.**

**M. Jermusyk, 38 E. 5<sup>th</sup> Street**

Install 5-head single condenser split A/C system in back on ground.

Discussion: All piping will be on the exterior. They are proposing two (2) smaller units (*change from application*); HAC does not want the units to be visible from the street. Mr. Hentkowski prefers the vertical lines be on the inside. Ms. Hamroun prefers the exterior pipes be tucked in an inner corner or further back if possible. Applicant plans on placing the units and vertical lines as far back as possible, and painting line hide to match the brick.

**Action: Mr. Quaranta made a motion to approve the application with the modification that there will be a split system (2 condensing units) with the line hide painted to match the brick. Ms. Hamroun seconded the motion.**

**Disposition: Motion approved by a vote of 3 in favor and 1 against (Hentkowski).**

**Mr. Hentkowski prefers seeing the lines hidden through the house or front wall.**

**J. Baker, 145 E. 2<sup>nd</sup> Street**

A. Replace fascia board & soffits on house and garage (wood).

**Action: Ms. Hamroun made a motion to approve. Mr. Quaranta seconded the motion.**

**Disposition: Motion approved.**

B. Replace dining room window with Marvin wood window and 2 basement windows in front of house.

**Action: Mr. Quaranta made a motion to approve. Mr. Hentkowski seconded.**

**Disposition: Motion approved.**

**M. Strosnider, 55 W. 5<sup>th</sup> Street**

Repair porch railings, soffit, fascia and replace railings and spindles one side. Tuck point brick to right of entrance door.

**Action: Mr. Quaranta made a motion to approve the application as submitted.**

**Mr. Hentkowski seconded the motion.**

**Disposition: Motion was approved.**

**G. Wirt, 53 The Strand**

A/C condenser placement approval

**Action: Ms. Hamroun made a motion to approve the application as submitted.**

**Mr. Quaranta seconded.**

**Disposition: Motion approved 3 in favor and 1 abstaining (Hentkowski)**

**A. McMullen, 20 W. 5<sup>th</sup> Street**

**Repair or replace 15-16 windows on whole house.**

Discussion: Applicant is seeking advice on options for windows in the entire house.

Current windows have lead paint on them. *(House was tested for lead.)* Ms. Hamroun

recommended stripping of lead paint and repainting. In response to a question from Ms.

Hamroun, applicant notes there are no issues with the windows other than the lead paint.

*(If applicant decides on replacing windows he must return to HAC.)*

**P. Ramone, 170 E. 3<sup>rd</sup> Street**

A/C condenser placement approval

**Action: Mr. Quaranta made a motion to approve the application with the provision the unit is being installed in the same location as the existing unit. Mr. Hentkowski seconded.**

**Disposition: Motion approved.**

**Old Business**

Historic Area Review Committee (HARC) – Ms. Hamroun provided an update of the committee’s progress. A summary report with recommendations is finished and being presented to City Council on 6/30/15, 7 p.m. Copies of the preliminary draft will be provided to commissioners.

**New Business**

Mrs. Monigle has received notice from the Sunday Breakfast Mission that they will move forward with improvements needed on the property at 4<sup>th</sup> and Delaware Streets. Mrs. Monigle made it clear that HAC will facilitate their application as much as possible.

Mr. Quaranta suggested a letter of appreciation be sent to David Bird for his years of service as a commissioner on the HAC.

**Approval of Minutes** - A motion was made and seconded to approve the minutes of 5/14/15. Motion approved.

**Adjournment** -- There being no further business to address, the meeting was adjourned at 8:10 p.m.