

HISTORIC DISTRICT COMMISSON

MEETING MINUTES

Meeting Date and Time: Tuesday, September 13, 2016 at 7:00 PM
Meeting Place: Town Office Meeting Room, Sanbornton NH

The meeting was called to order at 7:00 PM.

Roll Call

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| Members present: | Linda Salatiello, Nick Orgettas, and Stuart Dymont |
| Members absent: | John Olmstead |
| Alternate Members present: | Nina Gardner |
| Alternate Members absent: | Franz Vail |
| Others Present: | Bob Ward (Town Planner) |
| Guests: | Jeff Marceau and Jared Hebert |

Seating of Alternates for absent Regular Members

Nina Gardner

Adoption of Minutes of August 9 HDC Meeting

The minutes of the August 9, 2016 meeting were reviewed. Nina Gardner moved the approval of the minutes with an amendment to remove the paragraph concerning coordination with the Planning Board. Stuart Dymont seconded. The amended minutes were approved unanimously with Linda Salatiello abstaining since she was not at the August meeting.

Consideration of Proposed New Residential Building on NH Route 132

Jeff Marceau, builder for the property owners James and Janice Kulas, presented the details of the proposed new residential building to be located on Sanborn Road (NH Route 132) on land parcel identified as Tax Map 22/Lot 42. He provided architectural and construction details for the proposed residence. The HDC members raised numerous questions concerning the building details and made several recommendations for alterations to the building in keeping with the HDC "Standards and Guidelines". Recommended changes included addition of a front porch with roof at the front door, replacing the two-mulled front window units with single windows to be spaced apart, changing the front door from a 2-panel with window design to a 6-panel traditional-style door, and adding a transom window over the front door. After a lengthy discussion, the HDC decided (on motion by Nina Gardner with second by Linda Salatiello) that the builder should make the recommended changes to the building design and come back at a continued hearing on 09/19/2016.

Pre-Application Discussion Meeting Concerning Proposed Site Work at 618 Sanborn Road

Property owner Jason Hebert, owner of an existing house at 618 Sanborn Road, met with the HDC for a non-binding, pre-application discussion meeting concerning proposed site work on the property including patio, retaining walls and in-ground pool. After discussing the proposed site work and the HDC "Standards and Guidelines" which apply to the proposed site work, the HDC and the property owner agreed that this proposed project should be scheduled for review and approval at a future HDC meeting.

CLG/Historic Preservation Fund Grant:

Town Planner Bob Ward updated the HDC concerning the CLG grant for the next grant funding round. He reminded the HDC that the re-application would be for the same education and public awareness program which had previously been approved by the NH Division of Historic Resources (NHDHR). Bob referred to a suggested application schedule for Federal FY 2017 which he had recently received from Nadine Miller, Grants Coordinator at NHDHR. This application schedule pertains to the CLG grant applications which will be filed by the HDC on or before January 20, 2017. The NHDHR schedule would provide Sanbornton the opportunity to include cash matching funds in the Town's budget which would be voted on at the Town Meeting in March 2017 and would allow sufficient time to complete the objectives of the public education and awareness program. Bob reminded the HDC that the previously-approved CLG grant had to be declined due to the lack of matching funds (cash) in the HDC's budget. The HDC discussed the need for including cash matching funds in the HDC's FY 2018 budget.

State Historical Marker at Ingalls House:

Linda Salatiello reminded the HDC that we still need to be working on the historical marker for the Ingalls House. The HDC agreed and will keep this on the agenda as a "project in progress".

Next HDC Meeting and Proposed Agenda

The Commission decided to schedule the next HDC meeting for September 19, 2016 to continue consideration of the application previously submitted by Jeff Marceau on behalf of James and Janice Kulas concerning a proposed new residence.

Meeting Adjourned

There being no further business to be considered, the meeting adjourned at 8:40 pm.

Respectfully submitted,
Bob Ward
Town Planner