The Hartford Historic Properties & Preservation Commissions held a Public Hearing at 4:00 p.m. on Wednesday, December 20, 2017, at the Plaza Level Conference Room of 260 Constitution Plaza, Hartford, CT 06103.

**Hartford Historic Properties Commission**

**Attendance**
- Present: Chair Michael O’Connell, Commissioners Albert Gary, Jeffrey Jahnke, Josye Utick and Alternates Greg Andrews and Jonathan Clark
- Absent: Commissioner Lynn Ferrari, Alternates Aurelia Gale
- Staff Present: Caitlin Palmer and Vanessa Walton

**CALL TO ORDER**
Chair Michael O’Connell called the meeting to order at 4:07 p.m. and stated the Commissioner Jonathan Clark would serve as a full Commissioner.

**HISTORIC REVIEWS**
There were no properties to review.

**ADJOURMENT**
The meeting adjourned at 4:11p.m.

**Hartford Historic Preservation Commission**

**Attendance**
- Present: Chair Michael O’Connell, Commissioners Albert Gary, Jeffrey Jahnke and Josye Utick
- Alternates Greg Andrews and Jonathan Clark
- Absent: Commissioner Lynn Ferrari, Alternates Aurelia Gale
- Staff Present: Caitlin Palmer and Vanessa Walton
CALL TO ORDER
Chair Michael O’Connell called the meeting to order at 4:11 p.m. and announced the Alternate Commissioner Jonathan Clark would vote as a full Commissioner

HISTORIC REVIEWS

1. 157 Ashley Street
This application was for the repair of the front porch of a three family home located in the Sigourney Square National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that the work included support of the second floor front porch, removal of the first floor porch, installation of new footings and framing of the new pressure treated porch with 5/4 fir decking. She further reported that they also would be reusing the columns and baluster railings, and creating new pressure treated stairs. Neither the applicant, Mr. Hector Ruiz, nor the owner, Ms. Kathleen R. Thomas were present. The Commission discussed the proposal and raised some questions regarding the height of the baluster railings regarding what the process would be to obtain a Citywide waiver to have exemption for the porch railing height. There were no other testimony or comments from the public. The Public Hearing was closed and Commissioner Josye Utick made a MOTION to DENY WITHOUT PREJUDICE the proposal, pending answers to the following concerns:

1) The method for raising the height if the new code kicks in for the first floor railing that would be used.
2) The Commission would like to see a drawing of that proposal or the applicant should seek a waiver from the State to allow them to maintain the height as it currently is.
3) How the first floor changes will affect or impact the 2nd floor.

Seconded by Commissioner Jeffrey Jahnke. The proposal was DENIED WITHOUT PREJUDICE by a vote of 5-0.

2. 86-88 Cabot Street
This was an application to do repairs on the front porch of a three family home located in the Upper Albany National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated there were some questions that were still unanswered and that there was no mention of the repairs to the 2nd story of the building. The applicant Mrs. Christal Anderson was not present and there were no other testimony or comments from the public. The public hearing was closed and Commissioner Josye Utick made a MOTION to DENY WITHOUT PREJUDICE the proposal, pending additional information from the applicant regarding the following:

1) What’s happening to the second floor as it pertains to the fire damage
2) Information re: the replacement of the pillars and stairs, columns, south side and anything as it relates to the fire damage as noted in the application.
Seconded by Commissioner Jeffrey Jahnke. The proposal was DENIED WITHOUT PREJUDICE by a vote of 5-0.

3. 187 Sigourney Street

This application was for the repair to the roof of a duplex (semi-attached home), that has separate ownerships, located in the Asylum Hill Collins and Townley National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that this originally was going to be Administratively approved until it was discovered that there was a Yankee Gutters involved in this building. The applicant Mr. John P. Alves was not present and there were no other testimony or comments from the public. The public hearing was closed and Commissioner Josye Utick made a MOTION to DENY WITHOUT PREJUDICE the proposal, pending responses to staff questions regarding the condition of the Yankee Gutters and the corbel brackets. Seconded by Commissioner Jonathan Clark. The proposal was DENIED WITHOUT PREJUDICE by a vote of 5-0.

4. 755 Broad Street

This was a proposal to install vinyl siding, repair the front porch and to replace 30 vinyl windows on a two family home, located in the Frog Hollow National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that she reached out to the applicant with some questions regarding this project via email, but receive no response. The applicant, Mr. Fezin Villarreal was not present. There were no other testimony or comments from the public and the Public Hearing was closed. Commissioner Josye Utick made a MOTION to DENY WITHOUT PREJUDICE the proposal pending answers to unanswered questions as indicated in the record’s email from Ms. Caitlin Palmer to the applicant. Seconded by Commissioner Albert Gary. The proposal was DENIED WITHOUT PREJUDICE by a vote of 5-0.

5. 64 Ashley Street

This was a proposal for the repair of the front porch, replacement of the two front doors, repair of the columns and the installation of new railings of an 1898 Frame Italianate two family home, located in the Sigourney Square National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that this property had been before the Commission in November of 2017 with a request to repair the front and rear porches. At that time, the application was approved with conditions. The applicant, Mr. Ben Naim Yorum was present and he addressed the Commission and answered questions. There were no other testimony or comments and the Public Hearing was closed. Commissioner Josye Utick made a MOTION to APPROVE the resolution, Seconded by Commissioner Albert Gary. The Commission voted unanimously and the resolution was APPROVED by a vote of 5-0.
CITY OF HARTFORD
HISTORIC PRESERVATION COMMISSION RESOLUTION
64 ASHLEY STREET
HISTORIC PRESERVATION PROPOSAL

Whereas, The City of Hartford Historic Preservation Commission reviewed the proposal to repair the front porch, replace both front doors with solid wood doors, repair 3 columns and install new front step railings at 64 Ashley Street; and

Whereas, The property is located in the Sigourney Square National Historic District; and

Whereas, The finials on the top of the railings match the existing or previously existed; and

Whereas, All existing porch architectural details be repaired, maintained and painted and that all new additions match as closely as possible; and

Whereas, The proposed improvements are consistent with the City’s Historic Design Principles; Now Therefore Be It

Resolved, The City of Hartford Historic Preservation Commission hereby approves the proposed work as described in the application, Be It Further

Resolved, This 20th day of December, 2017.

6. 59 Deerfield Avenue

This was a proposal to do repairs on a 1901 Queen Anne/Colonial Revival home located in the Upper Albany National Historic District that was caused by a fire. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that she emailed questions to the applicant and as of this date has not received a response. The applicant, Mr. Frederick Thyme was not present. There were no other testimony or comments and the Public Hearing was closed. Commissioner Jeffrey Jahnke made a MOTION to DENY WITHOUT PREJUDICE the proposal on the grounds that the client has not provided sufficient details. Seconded by Commissioner Josye Utick. The Commission voted unanimously to DENY WITHOUT PREJUDICE the proposal by a vote of 5-0.

7. 155-157 Homestead Avenue

This was a proposal to install six new wood windows on a Perfect Three home located in the Homestead Avenue National Historic District. Chief of Zoning Administration, Caitlin Palmer gave an overview of the proposed work to be done and stated that most of the windows in the building had already been replaced with vinyl. The applicant Mr. Wayne Riley was present and he addressed the Commission. Mr. Riley stated that he was contracted by the City of Hartford Health Department and that this was part of the
Healthy Homes Lead Abatement project. Commissioner Josye Utick made a MOTION AMEND the resolution to include the following condition: 1) Confirmation of the window manufacturer be provided to staff to ensure the windows match the exiting prior to installation. Seconded by Commissioner Jeffrey Jahnke. The AMENDED resolution with CONDITION was unanimously APPROVED by a vote of 5-0.

CITY OF HARTFORD
HISTORIC PRESERVATION COMMISSION RESOLUTION
155-157 HOMESTEAD AVENUE
HISTORIC PRESERVATION PROPOSAL

Whereas, The City of Hartford Historic Preservation Commission reviewed the proposal to install six new vinyl windows at 155-157 Homestead Avenue; and

Whereas, The property is located in the Homestead Avenue State Historic District; and

Whereas, The other windows have already been replaced; and

Whereas, Replacement window be confirmed to match the existing; and

The proposed improvements are consistent with the City’s Historic Design Principles; Now therefore Be It

Resolved, The City of Hartford Historic Preservation Commission hereby approves the proposed work as submitted with the following condition:

1) Confirmation of the window manufacturer be provided to staff to ensure the windows match the exiting prior to installation.

Be It Further,

Resolved, This 20th day of December, 2017.

MINUTES
a. October 11, 2017- Special Meeting- Commissioner Josye Utick made a MOTION to accept the minutes as submitted by staff, Seconded by Commissioner Albert Gary. The minutes were APPROVED by a vote of 5-0.

NEW/OLD BUSINESS
a. Commissioner Andrews reported that the committee appointed to review the ordinances for the Historic Preservation Commission has met once and will meet again to investigate some questions that were raised and to further explore of the changes suggested in the previous meeting.
b. HPC 2018 Meeting Schedule- ADOPTED
c. Administrative Approvals- Tabled Until the December Meeting
LIST OF PERMITS
No permits to be discussed

ADJOURMENT
The meeting adjourned at 5:48 p.m.

Respectfully submitted by

Vanessa L. Walton,
Executive Assistant