

**Agenda**  
**Tolland Green Historic District Commission**  
21 Tolland Green, Tolland, Connecticut  
Wednesday, July 19, 2023 at 7:00pm via Zoom  
Remote Participation Only

**Regular Meeting**

1. Call to Order
2. Roll Call
3. Old Business
  - 3.1 Discuss Tolland Green
4. Miscellaneous
5. Approval of Minutes from June 21, 2023
6. Adjournment

**To View Meeting Materials:**

See <https://www.tolland.org/historic-district-commission/pages/remote-meeting-packets-audio-recordings>

**To Join Zoom Meeting:**

**Either click:**

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Meeting ID: 858 3513 5802

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# Agenda Item 5

**Minutes**  
**Tolland Green Historic District Commission**  
**21 Tolland Green, Tolland, Connecticut**  
**Wednesday, June 21, 2023 at 7:00 p.m., 6th floor - Council Chambers**  
**Hybrid Meeting**

**Public Hearing:**

1. Call to Order at 7:07 PM by Chair
2. Roll Call: Jodie Coleman-Marzialo, Chair; Rod Hurtuk, Vice-Chair; Ann Deegan and Kathy Bach, Co-Clerks; Mike McGee, Enforcement Officer; Celeste Senechal, Katie Murray, TC Liaison  
Guests: Alfred Mancini, VRC; Perne Maynard, VRC; John Hughes, Applicant
3. Reading of Public Notice as appears in the Journal Inquirer
4. Consideration of Application for a COA at 95 Tolland Green for the request to install a wood fence approximately three feet high of wood pickets and traditional in shape. The garden entrance (gate) will be approximately six feet and slope down to three feet. Also, proposing an eight foot by twelve foot garden shed. Clarification question by K. Bach regarding setbacks on church side and neighbor side: Mr. Hughes has been in conversation with both and a 1.5 foot barrier on the church side and a 40 inch barrier on the neighbor side has been agreed to by all parties. Clarification comment by R. Hurtuk: The neighbor's barn is a 'grandfathered' structure and Mr. Hughes's shed will be an under 100sq. ft. structure therefore under zoning requirements.
5. Neighbor comments, both for and against - None
6. Close of Public Hearing motion by: C. Senechal, 2<sup>nd</sup>: R. Hurtuk, Vote: Unanimous

**Regular Meeting:**

1. Call to Order at 7:13 PM by Chair, the roll remains the same.
2. Consideration of the COA at 95 Tolland Green by the Commission, and vote thereon:  
Move to grant a COA to applicant at 95 Tolland Green as presented by R. Hurtuk, 2<sup>nd</sup>: C. Senechal, Vote: Unanimous
3. Old Business
  - 3.1 Discuss Design Guidelines – Chair announced that the new guidelines are now available. Thanked the Tolland High School Printing Department for their work. These will be hand delivered to all residents on the Green due to mailing costs. Also they will be made available to realtors, the Tolland tourism, museums and will reside in the planning office.

3.2 Discuss proposed sidewalks on the Tolland Green – VRC addressed the HDC in the first part of this agenda item and the TC Liaison in the 2<sup>nd</sup> part:

a) Alfred Mancini is project coordinator for the VRC. His comments included that the VCR is only involved in the ‘arch’ that makes up the area around the flagpole, where the commission intends to remove existing shrubs, lay single color gray bricks that can be engraved and that will be within a darker gray brick border. They will place a plaque over the current military services branch side of the monument to update that side to be all-inclusive with the new Space Force branch. There will be benches and raised planter/s rather than planting beds. A future Battlefield Cross is in the plan. The plan was well received by the HDC.

b) Katie Murray, TC Liaison to the HDC spoke next to the commission thanking all parties in the public for their communications on the sidewalk issue. She has asked the TC that a timeline be established for transparency purposes. Mentioned that in the past a communication has gone out to the Green neighbors and that it should be done again. She believed that the Design Advisory Board was to be brought into the process. And she has asked for a Final decision deadline of the TC meeting on 9/12/23.

K. Bach commented that the HDC is charged with following State Statute and recently when aligning the statutes with the Town Charter she found irregularities where the Green and sidewalks were concerned. She wonders if the Charter has not been updated since they have become registered historic places. Suggested the HDC proposed language for the next Charter revision. This goes along with the differing view of whether the Green is a Historic District or another commercial/recreational area in the town.

C. Senechal mentioned that the TC will be referring the matter to the PZC at their 6/27 meeting.

J. Coleman-Marzialo requested that correspondence re; the sidewalks and the TC be identified and included with the TC minutes for transparency.

4. Miscellaneous: the Chair was invited to the ARPA meeting where she plans to discuss the installation of the 3 new street lights the HDC requested near 699 TSR on the south side of RT 74 and at the intersection of TSR and TG Road northbound where there has been a significant increase in accidents, there is a pedestrian crosswalk and it is extremely dark.

5. Motion to approve Minutes from May 17, 2023 by R. Hurtuk, 2<sup>nd</sup>: C. Senechal; Vote: Unanimous

6. Motion for Adjournment by C. Senechal, 2<sup>nd</sup> R. Hurtuk, Vote: Unanimous

Respectfully Submitted,

Kathy Bach  
Commission Co- Clerk