

AGENDA

TOLLAND GREEN HISTORIC DISTRICT COMMISSION

Wednesday, July 20, 2022 at 7:00 p.m.

REMOTE MEETING

Public Hearing

1. Call to Order
2. Roll Call
3. Reading of Public Notice as appearing in Journal Inquirer
4. Consideration of Application for a COA at 94 Tolland Green for vinyl fence with gate
5. Neighbor comments, both for and against
6. Close of Public Hearing

Regular Meeting

7. Call to Order
8. Consideration of COA for 94 Tolland Green by Commission, and vote thereon
9. New Business
 - 9.1 Consideration of request to amend COA for 59 Tolland Green by Commission, and vote thereon
10. Miscellaneous
 - 10.1 Discuss and review guidelines packet available here:
<https://www.dropbox.com/s/vqmt7fr5ydbheyI/TGHDC%20Design%20Guidlelines%20Draft.pdf?dl=0>
11. Approval of Minutes from June 15, 2022 Regular Meeting
12. Adjournment

To View Meeting Materials:

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

To Join Zoom Meeting:

If using a computer, tablet or smartphone, download Zoom app prior to the meeting.

Go to: <https://us06web.zoom.us/j/86452167063?pwd=R0QzanNJV2NlcltVVUZkTk1HSXhkZz09>

Meeting ID: 864 5216 7063

Passcode: 7202022

Or call: 929-205-6099 and enter meeting ID 864 5216 7063

Meeting password is 07202022

If you receive an error message after entering the password:

Enter the password again.

If it does not work, click on the meeting link.

If you still cannot get into the meeting, call in.

Agenda Item 3

Legal Notice

Tolland Green Historic District Commission

The Commission will hold a Public Hearing on July 20, 2022 at 7:00pm to consider an application for Certificate of Appropriateness by Brendan West for a vinyl fence with gate at 94 Tolland Green. This application is online at <https://www.tolland.org/historic-district-commission/pages/applications-pending>.

Only remote participation will be allowed. Instructions to participate will be on the agenda, which will be posted by July 18, 2022 at www.tolland.org.

To run in the Journal Inquirer on July 12 & 13, 2022.

Agenda Item 4



TOLLAND GREEN HISTORIC DISTRICT COMMISSION
Application for a Certification of Appropriateness

RECEIVED
JUN 20 2022

BY: S. PAVLIN...

Property Information

Property Address: 94 Folland Green
Property Owner: Brendan West
Phone Number: [REDACTED]

Applicant Information

Applicant Name: Brendan West
Applicant Address: 94 Folland Green
Phone Number: [REDACTED] Email Address: [REDACTED]

Project Information

Type of Building: Vinyl Fence w/ gate
Nature and description of work to be done as it affects exterior appearance. Attach appropriate drawing or plans giving the position of the house or structure on the site, ground plan of house with proposed addition, and all pertinent elevations showing size and style of windows, dormers, doors, exterior wall finishes, roofing material, chimneys, vents and ornamentation. (If more space needed, attach sheet to application.)

Installation of Vinyl fence along north side of
property running approx 60' from the houses front
left corner to 5' from the property line. It is a
direct match in style color & material with the first fence
installed in 2018.

Estimated Start and Completion Dates:

Start: completed Complete: _____

1. Attach a photograph of the existing structure or place to be changed as viewed from the street showing that portion of the structure to be altered, together with a drawing of the proposed alteration or change.
2. Application fee of \$75.00 must accompany application (make checks payable to Town of Tolland).
3. Application form, fee, plans, photograph and drawing must be submitted to **Planning & Building Department**. Public Hearings will be scheduled within not more than sixty-five days after the filing of an application.

Certificate of Appropriateness will expire 1 year from date of approval.

This application form and all accompanying plans and materials are accurate and complete:

Applicant Signature: [Signature] Date: 6/26/22
Property Owner Signature: [Signature] Date: 6/20/22

OFFICE USE ONLY

Received & Fee Paid:	<u>6/20/2022</u> <u>[REDACTED]</u>	Hearing Scheduled:	<u>7/20/2022</u>
Hearing Advertised:	<u>7/12/2022 + 7/13/2022</u>	Action:	
Notice of Action to Applicant:		HDC Due Date:	







Agenda Item 8

Agenda Item 9

Rebecca Daigle

From: Jim Paquin
Sent: Wednesday, July 13, 2022 3:56 PM
To: Rebecca Daigle
Subject: FW: [EXTERNAL]completion of 59 Tolland Green porch renovation.
Attachments: 001.jpg

James Paquin
Chief Building Official
Town of Tolland, CT
(860) 871-3601

****Please note the change in my email address to: jpaquin@tollandct.gov**

From: Linda Calabrese <lindacal6514@sbcglobal.net>
Sent: Wednesday, July 13, 2022 3:27 PM
To: Laura Smith <lsmith@Tollandct.gov>; Jim Paquin <jpaquin@Tollandct.gov>; Jodie Coleman-Marzialo <mjmarz@msn.com>
Subject: [EXTERNAL]completion of 59 Tolland Green porch renovation.

July 13, 2022

To the Tolland Building Official and the Tolland Green Historic District Commission ~

You have likely observed that the work on our front porch has stalled; ie the dormer window and shutters have not been installed and painting has not been done.

During the hearing last Fall we had said we'd use wooden shutters but the shutters the contractor supplied are very hefty and larger than we had planned and we believe would not look appropriate in the peak of the dormer. They would stretch awkwardly across the entire space, coming very close to the overhang. We have attempted to get shutters in the preferred size and heft but have discovered that they would have to be custom made at a high price. We recently realized that there exists a perfect set of shutters on the small window under the north second floor peak. We have confirmed that many of our neighbors in the district have shutters on the front windows but not always on all of the side windows. Note the Adams to the South of us and the Historic Courthouse to their South.

We would like to proceed as follows: remove the shutters from the North dormer window and use them on the front porch dormer. They will be situated like the provided sketch, which would prevent them from spanning all the way to the overhang and would draw the eye from the window to the shutters at an angle matching that of the dormer itself. Additionally, the color, material, and design would correspond with the existing shutters. Please see the attached file for a to-scale drawing. It would be great if this could be accomplished without the time and expense of an additional hearing but we will comply with your decisions. Once approved we will bring the contractor back to finish the work. The painting is expected to be done this month.

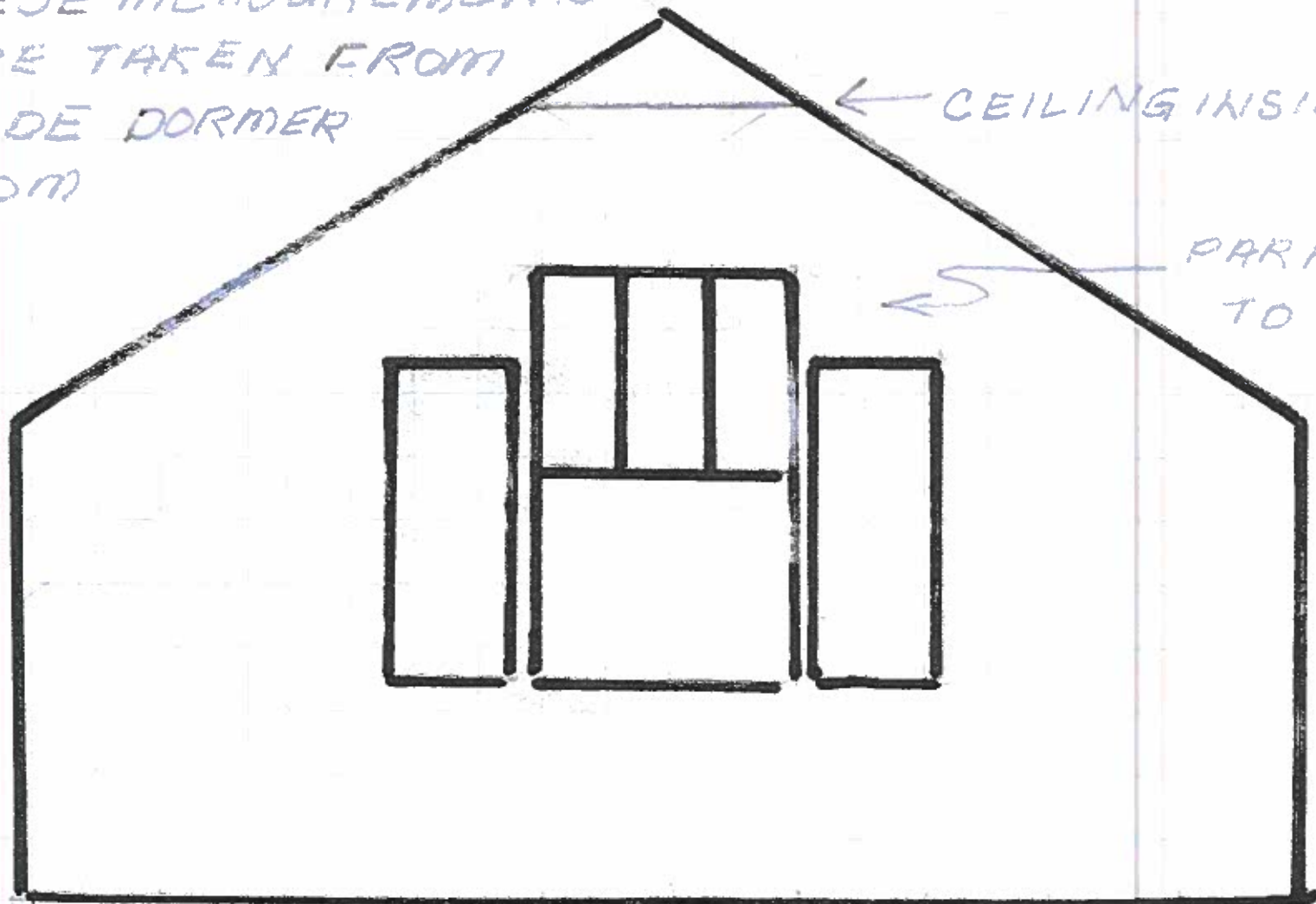
Respectfully,

Sent from [Mail](#) for Windows

THESE MEASUREMENTS
WERE TAKEN FROM
INSIDE DORMER
ROOM

← CEILING INSIDE

← PARALLEL
TO ROOF



SCALE
1" = 1'

59 TOLLAND GREEN DORMER

Agenda Item

10.1

Agenda Item 11

MINUTES
TOLLAND GREEN HISTORIC DISTRICT COMMISSION
Wednesday, June 15, 2022 at 7:00 p.m.
REMOTE MEETING

Public Hearing

1. Called to Order at 7:02 PM

2. Roll: **Rod Hurtuk**, (Vice Chair) serving as Chair; Ann Deegan, Co-Clerk, Celeste Senechal seated for Jodie Coleman-Marzialo; Mike McGee seated for Tim Malone.

Guests: Kristopher Scott Farley (property owners, 675 Tolland Stage Road)
Richard Wilkman (for the property owner, Energy consultant Trinity Solar)

3 Reading of Public Notice as appearing in Journal Inquirer

4. #675 Tolland Stage Road

4.1 Consideration of Application for a COA for 31 Solar panels to be installed on the property at 675 Tolland Stage Road. As the house was built in 2006, it is not a historic property even though it is within the Historic District. The 31 panels would be installed in 2 separate arrays. Twenty-six panels would be portrait and 5 landscape. The inverter would be installed in the back of the house. The 31 panels would be facing the street.

Discussion:

The homeowner hoped that the black panels would blend in with his black roof and stated that there would be no reflection.

The representative from Trinity solar stated that this property is ideal for solar and would save the homeowner lots of money and put more power back into the grid.

Rod Hurtuk stated that the Tolland Historic Commission has to conform to the town code relating to solar and quoted from the town code 96-4/5 relating to the preservation of the Green and its historic properties.

5. Neighbor comments: The 2 letters submitted and included in the meeting packet from Jodie Coleman-Marzialo, 79 Tolland Green and Kathy Bach, president of the Tolland Historical Society were read by the clerk.

6. Motion to close the public hearing at 7:25 PM by Celeste Senechal, 2nd Ann Deegan
Vote unanimous

Regular Meeting

Regular meeting called to order at 7:25

Roll: Rod Hurtuk, Vice Chair, acting as chair; Ann Deegan, Co-Clerk, Celeste Senechal seated for Jodie Coleman-Marzialo; Mike McGee seated for Tim Malone.

Guests: Kristopher Scott Farley (property owners- 675 Tolland Stage Road)
Richard Wilkman (for the property owner, Energy consultant Trinity Solar)

7. Call to Order at 7:16 PM

8. Consideration of the COA for 675 Tollage Stage Road

8.1 Motion to deny the COA for the installation of solar panels at 675 Tolland Stage Road as presented by Celeste Senechal, 2nd Ann Deegan, Vote Unanimous

9. New Business

9.1 Enforcement: A COA was just filed for the fence at 94 Tolland Green and will be discussed and voted on at the July Commission meeting.

9.2 A letter was sent by the commission enforcer, Rod Hurtuk to the property owner of 89 Tolland Green concerning the fence at said property. The commission will further discuss this need for compliance at the July meeting so as to give the property owner time to reply.

10. Miscellaneous

10.1 The discussion on the guidelines for the TGHDC will be further deferred until July. Celeste would like to be sure we have included information on the placement of utility boxes, lighting, and parking on granite sidewalks and lawns.

11. Voting on the May minutes will be deferred until next month, as there is not a quorum of individuals from the May meeting present.

12. Motion to Adjourn at 7:42 PM by Celeste Senechal, 2nd Ann Deegan, Vote: Unanimous

Respectfully submitted,
Ann Deegan, Commissioner Co-Clerk
June 18, 2022