

Windham Historic District Commission Meeting
June 24, 2009

Commissioners present: W. McMunn, Chair; David Johnson (alt.), and Nancy Ames. Also in attendance was James Finger, Windham's Town Planner.

The Public Hearing was called to order at 7:32 pm.

Philip Masopust, on behalf of Dave and Pat Masopust, presented an application to install gutters and downspouts on the house and barn at 21 Plains Road (Property #46.) The proposed gutters will be Victorian grey in color and will be similar in size and appearance to gutters that already exist on the house.

The Commissioners reviewed an application submitted by Ann Jones for an addition to the house at 43 Windham Center Road (Property 31). The addition has already been built. It is a 12' by 4' enclosure of a space at the rear of the house on the driveway side. The exterior materials used are the same as those of the main body of the house.

The Commissioners reviewed an application submitted by Katherine Croft for a sign at 24 Scotland Road (Property 79). This sign has already been installed.

The Public Hearing was closed at 7:39 pm and the Commission meeting was called to order.

Nancy Ames made a motion to approve, as presented, the Masopusts' application for gutters and downspouts. David Johnson seconded. The motion passed unanimously.

David Johnson made a motion to approve, as presented, Ann Jones' application for an addition. Nancy Ames seconded. The motion passed unanimously.

Nancy Ames made a motion to approve Katherine Croft's application for a sign. David Johnson seconded. The motion passed unanimously.

The minutes of the April 29, 2009 meeting were approved.

Bill McMunn gave an update on the work being done at 28 North Road (Property #70). He and Dave Masopust visited the property and determined that the work done on the ell and, specifically, the window installed there, would have been approved by the Commission had the owners' complied with the Commission's direction that any window to be installed be approved prior to installation. A letter, reminding the owners that samples of materials must be provided to the Commission prior to proceeding with work on the property—specifically, windows and fencing—will be sent.

The Commissioners discussed ways to encourage owners to contact the Commission prior to beginning work on properties in the Historic District.

James Finger reported that the Town has been awarded grant funds to do a historic structures survey. He had hoped there would be funds to update the Windham Historic District Study Committee Report of April, 1994 but subsequently learned that this was not an approved expenditure.

Mr. Finger requested that Commissioners send him addresses of properties that should be considered historic with an eye toward expanding the boundaries of the District.

Mr. Finger also reported that there is likely to be an increase in the application fee for Certificates of Appropriateness from \$25 to \$30. Commissioners are urged to attend a Public Hearing on July 7 to express their opinions.

Marge Andrychowski, the owner of 73 Windham Center Road (Property #27), attended the meeting to consult with the Commissioners regarding work she would like to do at the property. She is planning an alteration to the front door to prevent water entering the house during heavy rains and the extension of the driveway so that it passes the front door. The Commissioners urged her to contact DOT regarding the prospect of an additional driveway opening onto Route 203. The Commissioners and Mr. Finger also suggested possible solutions to the front door issue.

The Commissioners agreed to postpone discussion of Dave Masopust's draft guidelines for property owners until the next meeting.

James Finger reported that there has been no progress on the Windham Inn.

The next meeting of the Windham Historic District Commission will be July 29.

The meeting was adjourned at 9:10 pm.

Respectfully submitted,

Nancy Ames