

Windham Historic District Commission Meeting

April 28, 2010

Commissioners present: William McMunn, Chair; Alice Burns-Decelles, Nancy Ames, David Masopust, David Johnson (alt), Also in attendance were Kevin Donahue (property 38), Marjorie Andrychowski (property 27), John McGrath, Al Decelles (property 48) and Gordon Muir (property 47).

The Public Hearing was called to order at 7:30 p.m.

Kevin Donahue (property 38) presented his application to erect a border wall between his property and property 37. The proposed wall will give the Donahues a flat yard that was elevated due to a septic replacement. The border will consist of cut granite over poured concrete (concrete will not show above ground) with capstones on top.

Marjorie Andrychowski (property 27) presented her application to replace a water-damaged front door with a solid 6-panel door of the same design and threshold and to add a full view storm door in white to match existing trim.

The Public Hearing was closed at 7:45 p.m. and the Commission Meeting was called to order.

A motion was made by David Masopust to approve Kevin Donahue's application as presented. Nancy Ames seconded the motion. Approved unanimously.

A motion was made by David Masopust to approve Marjorie Andrychowski's application as presented. Nancy Ames seconded the motion. Approved unanimously.

Other business: Gordon Muir, representing St Paul's Episcopal Church (property 47), spoke concerning the moving of a stonewall near the rear of the Church parking lot. He presented a drawing showing the wall with a recessed entrance to the planned memorial garden. The wall is to be constructed with the existing stones from the wall that is being moved. There will be no cut stone or mortar -- this will be a dry laid wall. The entrance will be paved with a cobblestone ramp. In the future the wall along the back of the property will be rebuilt to improve its appearance. As for drainage, both sand and processed gravel will be used to stabilize the wall and the parking area in front of the garden entrance to absorb rainwater. The driveway pitch will be away from the existing access ramp and toward the back wall. This reconstruction is planned for late June or early July, pending the selection of a stonemason to rebuild the wall.

There was much discussion concerning the work that has already taken place at St. Paul's before a complete plan for the wall was presented to the Commission, in violation of the requirement in the Certificate of Appropriateness granted in July 2009. Speakers emphasized the importance of treating all property owners fairly and equally.

A motion was made by Nancy Ames to approve the design as presented of the reconstructed wall, using the existing stones and in the original manner, with a recessed entrance paved with

cobblestones. David Johnson seconded the motion. Nancy Ames, Bill McMunn, and David Johnson voted to approve the motion. Alice Burns-Decelles and David Masopust abstained.

The Commissioners require that the plan for all work other than the reconstruction of the wall must be presented to the Commission before any additional work is begun. Gordon Muir, speaking for St. Paul's Church, agreed to this requirement. William McMunn, Chair, offered to write a letter to Mr. Muir and the Church, documenting this requirement and the Church's agreement to abide by it.

Minutes of previous regular and special meetings were approved as posted on the Town web site.

Commissioners and alternates A. Burns-Decelles, D. Dupuis, D. Johnson, D. Masopust, W. McMunn, and C. Thorpe attended the CT Trust workshop for Historic District Commissioners held on April 26, 2010 at the Windham Town Hall. This workshop was well attended by Local Historic District Commissioners and others from Windham and several surrounding towns. Speakers were Gregory Farmer and Jane Montanaro of the CT Trust for Historic Preservation and Dr. Mary Dunne of the CT Commission on Culture and Tourism, who presented information on LHD procedures and on grants and tax incentives for restoration and preservation projects, available to property owners in Local Historic Districts and in towns qualified as Certified Local Governments.

The next regular Commission meeting will be May 26, 2010 at 7:30 p.m. Our next special meeting on guidelines for property owners will be scheduled for late June or early July.

The meeting was adjourned at 9:05 p.m.

Respectfully submitted,
Alice Burns-Decelles