



TOWN OF VERNON

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OFFICE OF THE
LOCAL HISTORIC PROPERTIES COMMISSION

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BY: *Paul Quinn* 10:00 AM

Minutes – Regular Meeting – August 12, 2010

- 1.0 Chairman Hurd called the meeting to order at 7:38 PM. Members present included Courtois, Hurd, Nelson, Nicholson, and Quinn. Nelson sat for Iacobello and Nicholson sat for Saucier. Marina Rodriguez, Staff Liaison, was also present.
- 2.0 Minutes
 - 2.1. Acceptance of Minutes, Regular Meeting of June 10 – On a motion by Quinn, seconded by Nelson, minutes of the meeting were approved with changes. Sections 1.0 and 6.1 will be amended. Unanimous with one abstention.
- 3.0 Communication - None
- 4.0 PZC, ZBA, Demolition Applications
 - 4.1. Waiver of Delay of Demolition – An application was made by Mr. Kevin Santini to waive the delay for the demolition of a house owned by the 1085 Hartford Turnpike, LLC located at 1085 Hartford Turnpike, Vernon. The intention is to demolish the house and keep the site as open space. The land will be part of a currently approved apartment complex. The house has no historic value, and is disrepair. A motion by Quinn, seconded by Nelson, was made to grant the waiver. The motion passed unanimously. A letter will be sent to Peter Hobbs, Building Official, copied to the applicant informing them of the decision.
 - 4.2. PZ-2010-13, Application to amend section 3.26 of the Zoning Regulations – An application has been submitted by Ellington Prospects, LLC to amend the Zoning regulations. This change would allow any property in the Town of Vernon Historical Districts, built before 1910 and containing 5000 or more square feet, to be able to apply for a Special Permit to allow adaptive re-use. The commission discussed this change and the impact it could have on the historic character of the districts. A motion was made by Quinn, seconded by Nicholson, to write a letter opposing the change. The opposition is based on two points: It will create spot zoning, and will eliminate the need for a comprehensive plan of development, as it applies to existing mill properties not currently rehabilitated. The motion passed unanimously. Chairman Hurd will write the letter. Research will also be done to determine the number of properties that will potentially be affected by this change.
- 5.0 County Home School - A bond of \$1.5 million was received from the State. The project is being put out to bid, with hopes of starting before the end of 2010.
- 6.0 Unfinished Business
 - 6.1. Design Guidelines - The Commission discussed final changes and edits. A motion was made by Nicholson, seconded by Nelson, to approve the changes and create the final version, passed unanimously.
 - 6.1.1. A motion was made by Nicholson, seconded by Nelson, to authorize Quinn to represent the LHPC and accompany the Historic Talcottville Association to a Traffic Authority meeting to attempt to remedy the parking issues in Talcottville.
 - 6.2. Strong Farm – no change
 - 6.3. Barn Survey – Courtois, Hurd and Quinn have completed most of the survey.
- 7.0 New Business - None
- 8.0 There being no further business, the meeting was adjourned at 9:12 PM.

Respectfully submitted,

Paul Courtois

Paul Courtois, Secretary

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