

RIDGEFIELD HISTORIC DISTRICT COMMISSION
Lower Level Small Conference Room
Town Hall, 400 Main Street
Ridgefield, CT 06877
December 13, 2018

APPROVED MINUTES – SPECIAL MEETING

A special meeting of the Ridgefield Historic District Commission (“HDC”) was held in the lower level small conference room of the Town Hall, 400 Main Street, Ridgefield, CT 06877, on Thursday, December 13, 2018, and beginning at 6:30 p.m.

The following members were present:

Dan O’Brien, Chair
Briggs Tobin, Vice Chair
Mark Blandford (alternate for Rhys Moore)
Kam Daughters (Alternate for Sean O’Kane)
Harriet Hanlon (Alternate for Joseph Gasperino)

AGENDA

- 1) 17 Main Street – Doors/Windows, Garage Doors and Siding - Material Details**
- 2) Approval of the HDC Special Meeting Minutes – November 28, 2018**

MEETING

The Special Meeting was called to order by Mr. O’Brien at 6:29 p.m.

1) 17 Main Street – Doors/Windows, Garage Doors and Siding - Material Details

D. O’Brien stated the plans were distributed which showed the changes previously discussed. Tonight, they were to review the agreed upon changes and discuss the materials to be used for the doors/windows, garage doors and siding.

Gary Doski, the Applicant and contractor was present along with the property owner Jillian Rae.

G. Doski distributed a package of documents. The first document showed the product specification of the Pella windows, which showed the wood core with aluminum clad exterior. D. O’Brien asked if this was to be in the kitchen and side. G. Doski said yes. The second page showed the rendering of the existing state of the box bay window. G. Doski said they would be removing the box bay and place wider windows at a higher level, flush against the wall, first page. The current box bay was essentially falling off the house. They spoke about this in the first meeting briefly. D. O’Brien said they would be approving the finish on the windows at this meeting. M. Blandford asked if these were the same windows as proposed for the garage. G. Doski said the construction would be the same as the kitchen windows.

G. Doski said as for the garage doors, they would be using Clopay garage doors, which were painted fiberglass. When touched, they felt like wood. It wouldn’t rot. The edge of the door was steel. It’s a brand that has been around 20 years, a very good product. Gives an authentic wood look with durability.

D. O’Brien said he believed Pella was a better window than Anderson. G. Doski said he recently switched to Pella from Anderson. D. O’Brien asked if he sourced the windows from Ridgefield Supply. G. Doski said yes.

M. Blandford asked the age of the windows being replaced in the kitchen. G. Doski said the windows appeared to have been done in the 1960's. J. Rae said she was surprised she didn't fall out of the Bay window. M. Blandford asked if the three transoms in the front were Pella. G. Doski confirmed. G. Doski said the garage doors were a Clopay product. M. Blandford asked if there was an issue with using aluminum clad. D. O'Brien said because the windows being replaced in the kitchen were from the 1960's, there was no historical significance. As long as the windows had a wood-like look and feel, they would be appropriate in this circumstance. If the windows were of historical significance, it would be a different situation. For these windows, the look should be appropriate to the house. J. Rae said currently, the whole back and sides of the house were aluminum clad windows. So what they were looking to replace was not wood to aluminum windows.

B. Tobin said he had a question on the garage doors. In the drawing, it appeared pretty detailed. The façade looked clean. Will they look simple or more complicated? The drawing made them look complicated. Further, B. Tobin wondered if they would consider doing the doors in white. J. Rae said the garage doors were a brown. B. Tobin said the façade was white, from the street view. He was wondering if changing the color was going to change the view from the street. D. O'Brien said the HDC doesn't have purview over color. B. Tobin said he would still like to comment this as a consideration. G. Doski said they were leaning to keeping the wood door as Mahogany – almost stain like. J. Rae said it would look similar to the picture of the mahogany doors spec sheet that G. Doski presented. B. Tobin said it was unusual to have a white structure with wood doors. It may look better painted. However, he said it was the homeowner's call.

D. O'Brien asked if the roof was asphalt. G. Doski said yes. They would match it to the existing asphalt roof on the main house.

G. Doski said for the siding, they would use 6" wood cedar clapboard which would be matched to the house and also painted white. K. Daughters said that would look attractive.

K. Daughters moved and M. Blandford seconded a motion to approve the application as presented for the agreed materials to be used for the Doors/Windows, Garage Doors and Siding; and, to remove the present box bay kitchen windows and replace with wider windows flush against the existing exterior wall. Motion passed 5-0.

[Note: At a special meeting on Wednesday, November 28, 2018, the Commission had unanimously approved the application as presented to remove and rebuild the garage with a breezeway to the house along with a new patio with a fireplace. That approval was conditional on the aforementioned approval for the materials to be used.]

2) Approval of the HDC Special Meeting Minutes – November 28, 2018

B. Tobin moved and M. Blandford seconded a motion to approve the November 28, 2018 HDC Special meeting minutes, with Commission members who did not attend such meeting abstaining. Motion passed 3-0.

H. Hanlon moved and K. Daughters seconded a motion to adjourn the Historic District Commission Special Meeting at 7:14 p.m. Motion passed by unanimous vote.

Respectfully submitted,

Nancy L. Fields
Recording Secretary