

CITY OF BRIDGEPORT
HISTORIC DISTRICT COMMISSION
REGULAR MEETING
NOVEMBER 2, 2021

ATTENDANCE: Guy Horvath, Chair; Kristen Alvanson; Rachel Rockwell; Susan Tabachnick; Tim O'Connor

STAFF: Paul Boucher

OTHER: Timoteo Zabala

CALL TO ORDER

Chairman Horvath called the meeting to order at 6:02. There was a quorum present.

PUBLIC HEARING

Chairman Horvath reviewed the rules for the public hearing.

- A. Only one person speaks at a time.
- B. The person must be recognized by the Chair before they may speak.
- C. Even Commissioners must be recognized by the Chair.
- D. Each speaker must identify themselves by name and address.
- E. If the speaker is an expert or a consultant, they must give their credentials as applied to the case.

CONTINUED BUSINESS

There was no Continued Business at this time.

DEFERRED BUSINESS

There was no Deferred Business at this time.

TABLED BUSINESS

There was no Tabled Business at this time.

NEW BUSINESS:

APPLICATION #2021-21
OF YVES FEQUIERRE/BRIGHT PLANET SOLAR FOR ROOFTOP SOLAR PANEL INSTALLATION ON THE
HOUSE LOCATED AT THE ADDRESS OF 164 ELMWOOD PLACE. WITHDRAWN

This application has been withdrawn.

APPLICATION #2021-27
OF TIMOTEO & MARILENE ZABALA FOR STRIP & RE-SHINGLE THE HOUSE AND GARAGE AT THE
ADDRESS OF 200 ELMWOOD AVENUE.

Mr. Timoteo Zabala came forward to discuss this item. He desires to remove the old roof architectural shingles on the house and garage and install new architectural shingles on the roof.

Commissioner Tabachnick said she was thrilled that the house had been vacant for a long time and she was happy it now had a homeowner.

Chairman Horvath asked if the work would be limited to shingles or if there would be a replacement of gutters as well.

Mr. Zabala said that he had no plans to do anything to the gutters or leaders.

Chairman Horvath said that he would need to come to the Commission if he planned on changing the gutters or leaders. He said repairs were fine though.

Commissioner Tabachnick asked what their plans for the windows were.

Mr. Zabala said he had no plans to do anything to the windows at this time.

Commissioner Tabachnick said he would need to come back before doing changes.

Chairman Horvath noted that one window had been replaced already and asked if it was the previous owner who had done that or if he had done that.

Mr. Zabala said that he had been the one to replace the window.

Chairman Horvath said that this technically was a violation but the best way to handle it was to inform him that future replacements would need approval from the Commissioners.

All the Commissioners agreed with this statement.

Chairman Horvath said that, when the time came to discuss the windows, they would handle the request then.

Commissioner O'Connor said that he was re-shingling the garage as well.

Commissioner Tabachnick asked if there were doors on the garage and, if so, would he keep them.

Commissioner O'Connor noted that the doors were hinged doors.

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Commissioner Tabachnick informed Mr. Zabala that he would need to come before the Commission if he had any plans to change the garage doors.

Chairman Horvath reviewed with Mr. Zabala which items needed to come before the Commission and what was and was not acceptable. Discussion followed.

Commissioner O'Connor asked what flashing material Mr. Zabala was planning to use for the chimney and if he was going to keep the original or install new flashing.

Mr. Zabala said that they would be using copper.

Chairman Horvath said that, when the roofer did the work, they needed to be careful as to what size was used. He reviewed why this would be an issue for Mr. Zabala.

Commissioner Tabachnick noted that Mr. Zabala had a specific kind of roof. This kind of roof needed metal between the top part and lower part such as flashing.

Chairman Horvath reviewed several kinds of metal that could be used for that and said it was called a 'Roof Break' and needed flashing but needed to fade away so it was functional. It needs to be a green color and he listed off the potential ways that this could be done.

No one wished to speak in favor of this application.

No one wished to speak in opposition to this application.

APPLICATION #2021-28
OF ARTURO CARMONA/BEST WAY SIDING & ROOFING FOR STRIP & RE-SHINGLE THE HOUSE AT THE
ADDRESS OF 570 BEECHWOOD AVENUE.

No one was present to discuss this item.

Commissioner Tabachnick noted that the house on the application and the house in the provided photograph did not seem to be the same house. Discussion followed about verifying if this was the proper house or not and clearing up any confusion.

DECISION SESSION

**** COMMISSIONER TABACHNICK MOTIONED TO ACCEPT APPLICATION #2021-27: OF TIMOTEO & MARILENE ZABALA FOR STRIP & RE-SHINGLE THE HOUSE AND GARAGE AT THE ADDRESS OF 200 ELMWOOD AVENUE WITH THE FOLLOWING CONDITIONS:**

- 1. THE CHIMNEY WILL BE COPPER FLASHED.**
- 2. THE ROOF BREAK FLASHING WILL BE BROWN OR GREY ALUMINUM, LEAD, COPPER-COATED LEAD, OR COPPER.**

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**** COMMISSIONER ALVANSON SECONDED THE MOTION.**

**** THE MOTION PASSED UNANIMOUSLY.**

OTHER BUSINESS

Commissioner Alvanson noted that a house that was a Tudor was for sale it appeared that there was work being done with the bricks. She hoped that this was due to an architect firm and they were doing the right thing. Concerns about the status of the front door of the house were raised and it was noted that the back door needed to be used to enter the house. They would need to come before the Commission for any work done on the house. Discussion followed regarding what else needed to come before the Commission.

MINUTES

OCTOBER 5, 2021 (HORVATH, TABACHNICK, SACHS, ALVANSON, ROCKWELL)

It was decided that the minutes needed to be sent back as they were confusing and had inaccuracies about what was said.

Commissioner Horvath noted he had received two phone calls regarding a property in the Black Rock district. They have had potential buyers contact him for information and FEMA regulations. There has been prior discussion about having the house raised or moved. Further discussion followed.

It was noted that, on North Ave., the State has been redoing the sidewalks at the intersection. Discussion followed about the working being done.

ADJOURNMENT

**** COMMISSIONER O'CONNOR MOVED TO ADJOURN.**

**** COMMISSIONER TABACHNICK SECONDED THE MOTION.**

**** THE MOTION PASSED UNANIMOUSLY.**

The meeting adjourned at 6:38 P.M.

Respectfully Submitted,

Ian A. Soltes

Telesco Secretarial Services.

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