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CITY OF STAMFORD
HISTORIC PRESERVATION ADVISORY COMMISSION

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(FINAL) Minutes of the Historic Preservation Advisory Commission (HPAC)

Date: Regular meeting held July 12, 2022
Location: Via Zoom
Present: David Woods, Chair; Rebecca Shannonhouse, Dee Davis Oberwetter and Barry Hersh
Absent: Elena Kalman, Commissioner and Claire Fishman, Alternate.

I. Call to Order.

Mr. Woods called the meeting to order at 7:03 p.m.

II. Approval or Corrections to the May 3, 2022 Meeting Minutes.

The Commission considered the minutes of the May 3, 2022 Regular Meeting. There were no comments or modifications recommended.

A motion was made by Mr. Hersh to accept the minutes, seconded by Ms. Davis and the vote was carried unanimously.

III. New Business.

A. Demolition Permit Application Review.

Hunt Center - 39 Courland Avenue.

Presenter: Lou Casolo, Engineering Bureau Chief/City Engineer

Discuss potential upcoming demolition and the historical significance of the Hunt Center.

Mr. Casolo made a presentation providing a review of the current state of the building and a general discussion of the property and answered questions from the Commission.

After considerable discussion, Mr. Woods suggested a Resolution and/or recommendations for this project.

Jane Montanero, Preservation Connecticut, offered their services for assisting the City on investigating the possibility of restoration.

Wes Haynes provided comments supporting the work of Preservation Connecticut.

Mr. Woods proposed the following Resolution:

- Encourage the City to explore the possibility of stabilization and restoration of the building.
- The City should contact Preservation Connecticut to see what assistance could be provided for building restoration.
- Encourage the City, at a minimum, to save the 1865 portion of the building and further consider making the reuse of the building a part of any RFPs that are issued for future development on the property.

A motion was made by Ms. Davis to accept the three (3) Resolution items as discussed, seconded by Mr. Hersh and the vote was carried unanimously.

B. First Presbyterian Church (Fish Church).

Presenter. Wes Haynes representing the Highland Green Foundation
Update of current renovation program.

Mr. Woods made some opening comments and introduced Mr. Haynes.

Mr. Haynes made a presentation providing background information and a detailed update on the restoration project and answered questions from the Commission.

IV. Old Business.

A. Update: 200 Henry Street.

Presenter. Raymond Mazzeo, Redniss & Mead
Update of Yale & Town progress. Informal review/discussion.

Mr. Mazzeo, along with Rick Redniss, made a presentation providing details of their appearance before the Zoning Board at their June 27, 2022 meeting and showing the current design concepts with the recommendations provided from the Zoning Board.

Mr. Redniss also provided discussion details from his presentation to the NRZ held earlier in the evening.

Mr. Woods provided a brief summary of the previous discussion from Mr. Mazzeo's presentation at the April 5, 2022 meeting particularly focusing on the topic of Critical Reconstruction.

The Commission had an extensive discussion with Mr. Woods stating he felt the major concern is trying to save the original building and, also noting if that was not possible, then Critical Reconstruction would need to become part of the decision-making process on the building design.

B. Update: Historic Preservation Capital Grant Program, South End.

Preservation Connecticut.

Presenter: Dee Davis, Commissioner.

Ms. Davis provided a brief update on 175 Henry Street, 10 Woodland Avenue & 225 Ludlow Street.

C. Update: Historic Brochure Progress.

Presenter: Rebecca Shannonhouse, Commissioner.

Ms. Shannonhouse provided a brief update stating they are waiting for the South End Study Group's report, which should be submitted in September or October.

D. Update: Demolition Permit Applications.

Mr. Woods stated there was an issue with a permit applied for to demolish a garage at 16 Remington Street. Sue Halpern, President, South End NRZ, discovered the house and garage had been demolished and had emailed several City officials trying to find out what had happened and who was responsible. Mr. Woods stated he did some investigating and seems there was never any permit applied for to demolish the house; only a permit for the garage, which was approved. The Building Department has now put a Stop Work order on the property and there may be fines imposed. Mr. Woods stated the owner may come before the Commission with a revision of construction plans.

E. Miscellaneous Future Projects.

No Future Projects or as may properly be introduced before the Commission.

V. Adjournment.

Mr. Hersh made a motion to adjourn the meeting; seconded by Ms. Davis, and the vote was carried unanimously.

Mr. Woods adjourned the meeting at 8:17 p.m. (There was no further discussion.)

Respectfully submitted

July 19, 2022.

Rebecca Shannonhouse, Secretary
Historic Preservation Advisory Commission

Meetings are normally held on the first Tuesday of the month starting at 7:00 pm. The next meeting is scheduled for August 2, 2022 via Zoom.