



**HISTORIC DISTRICT COMMISSION
MINUTES OF A REGULAR MEETING
February 26, 2025
7:00 PM - Town Hall-Council Chambers
820 Enfield St, Enfield, CT**

CALL TO ORDER

Chairperson Tatoian called the meeting to order at 7:00 PM.

ROLL CALL

Clerk Smyth called the roll. Present for the meeting were:

Present for the meeting were Chairperson Richard Tatoian, Vice Chairperson Raymond Gwozdz, Clerk Nancy Smyth, Commissioner Lynda Laureano; Commissioner Marie Troiano, Commissioner Linda Fallon (Alt)

Also Present from the Town of Enfield:
Stephen Hiney, Assistant Town Planner
Alexis Nai, Recording Secretary

Absent: Commissioner Lillian Troiano (Alt)

FIRE EVACUATION ANNOUNCEMENT

Chairperson Tatoian read the fire evacuation announcement.

APPROVAL OF MINUTES

A. January 22, 2025 – Commissioner Fallon motioned to approve the minutes of January 22, 2025. Commissioner Smyth seconded the motion. The minutes were approved.

Vote: 5-1-0

OLD BUSINESS

None

PUBLIC PARTICIPATION

Chairperson Tatoian opened the hearing open to the public. There was no public participation.

READING OF LEGAL NOTICE

Clerk Smyth read the legal notice.

PUBLIC HEARINGS

B. **HDC# 499- 1162 Enfield Street** - Application for a Certificate of Appropriateness to install roof-mounted solar panels; John Scott, Applicant; Youssef Abdelaziz, Owner; Map 20/ Lot 143 HR-33 Zone

Commissioner Gwozdz motioned to open HDC#499. Commissioner Troiano seconded the motion. All were in favor.

Vote: 5-0-0

John Scott spoke on behalf on behalf of the application. Mr. Scott noted this is the second

attempt to install solar panels. They reconfigured so there are no solar panels facing the street. There are eighteen solar panels total.

Commissioner Tatoian questioned how many panels are on each building.

Mr. Hiney noted there are eight on the house and ten on the garage.

Commissioner Tatoian confirmed the applicant submitted photographs from the roof of the house to show conditions.

Commissioner Gwozdz questioned if the shingles over the garage are slate.

Mr. Scott noted the shingles over the garage are not slate, they are not in good condition.

Commissioner Troiano noted last time they said the back part of the garage was not in good condition and they could not install solar panels.

Mr. Scott noted that their structural and electrical engineers reassessed the garaged and stated it is structurally sound enough to put the panels on.

Commissioner Fallon shared pictures with the Commission of pictures of the back of the property of the chimney crumbling in the back.

Chairperson Tatoian noted the Commissions concern is what the impact is the impact on the visibility and how it impacts the Historic District.

Mr. Scott stated the panels are not visible from the house, they are mildly visible from the garage, but there are hedges near the garage.

Mr. Hiney stated he used google street view, when driving south to North, you would barely see any solar panels since it is hidden by the roof. You would have to stop to look for it. It would be a visually minimal impact. North to South, you would not see the panels at all.

Mr. Scott noted there should not be any visibility and it helps to preserves roofs to prevent further damage.

Commissioner Laureano questioned when the roof was last replaced.

Mr. Hiney checked their permitting database

Commissioner Laureano questioned that for which the chimney in the garage was used.

Chairperson Tatoian noted there used to be a greenhouse attached to it, so it may have heated the greenhouse.

Commissioner Laureano questioned if someone were to repair the chimney how they would get up on the roof.

Mr. Scott noted there are offsets around the panels so they can walk around.

Chairperson Tatoian noted the Commission and staff received emails in opposition of the application which were shared with the applicant.

Chairperson Tatoian confirmed the Commission had no other questions and the applicant had no further comments.

Commissioner Gwozdz motioned to close HDC#499. Commissioner Fallon Seconded the motion. All were in favor. The hearing was closed.

Vote: 5-0-0

The commission discussed the opposition letters, noting the applicant revised the plans to be more in alignment with the requirements.

Chairperson Tatoian noted he is concerned about the visibility, and they still can be seen from Enfield Street with the new proposal.

Commissioner Troiano noted it affects the character of the house.

Commissioner Laureano noted the house cannot be continued to be modified so much. They will need to remove some slate to install the panels. She does appreciate the fact they came back and reduced the number of panels and tried not to be visible from Enfield Street.

Mr. Hiney noted that Hathaway Ave visibility is out of scope for the application.

Commissioner Gwozdz motioned to approve HDC# 499- 1162 Enfield Street - Application for a Certificate of Appropriateness to install roof-mounted solar panels; John Scott, Applicant; Youssef Abdelaziz, Owner; Map 20/ Lot 143 HR-33 Zone. Commissioner Smyth motioned to approve the application.

One for, four against. The application was not approved.

Vote: 1-0-4

C. HDC# 500 – 1295 Enfield Street – Application for a Certificate of Appropriateness for Steeple Restoration; Paul Bastiaanse, Applicant, Enfield Congregational Church, Owner; Map 46/Lot 15; HR-33 Zone

Clerk Smyth read the notice.

Commissioner Fallon motioned to open HDC \$500. Commissioner Smyth seconded the motion. The public hearing was opened.

Vote: 5-0-0

Mark Bastiaanse and Ken Thompson, Valley Restoration, spoke on behalf of the application. They are restoring the steeple. They are scraping the steeple using lead guidelines. All rotting wood will be replaced. The columns on the steeple will need to be

replaced. The cone needs to be scraped and painted. The shake shingles may need to be replaced. The rubber roof is rotted and needs to be replaced. It will be replaced in kind. The weathervane will be repaired at the top of the cone.

Chairperson Tatoian noted the assessors card says the church was built in 1900, but it was built in 1848.

Commissioner Troiano asked if the columns go all the way around and noted they look ornate.

Mr. Bastiaanse noted yes, there are usually eight and they usually use epoxy to repair. They repair any rotted pieces with wood. If it is ornate, they usually use mahogany. It is an in-kind restoration. The epoxy is a stabilizer to save as much of the original material as possible.

Commissioner Troiano noted the columns look a little rotted.

Bastiaanse noted they will collaborate with the scaffolding company to lift the base up to fix the columns.

Chairperson Tatoian questioned what time frame they are looking to complete the project.

Mr. Bastiaanse noted they are looking to start at the end of May through the end of August.

Chairperson Tatoian opened the hearing to the public. There was no public participation.

Commissioner Smyth motioned to close hearing HDC #500. Commissioner Fallon seconded the motion. The hearing was closed.

Vote: 5-0-0

Commissioner Gwozdz noted this is a great restoration project – everything is in kind.

Commissioner Troiano motioned to approve HDC# 500 – 1295 Enfield Street – Application for a Certificate of Appropriateness for Steeple Restoration; Paul Bastiaanse, Applicant, Enfield Congregational Church, Owner; Map 46/Lot 15; HR-33 Zone. Commissioner Laureano seconded the motion. The application was approved.

Vote: 5-0-0

OTHER BUSINESS

None

CORRESPONDENCE

None

PLANNING STAFF REPORT

Mr. Hiney sent Chairperson a potential grant opportunity for historic records. He took a deeper look – the work may have already been done.

ENFORCEMENT REPORTS

None

ADJOURNMENT

Commissioner Smyth motioned to adjourn at 7:45 PM. Commissioner Fallon seconded the motion. All were in favor. The meeting stood adjourned.

Vote: 6-0-0

Note: Next Historic District Commission Meeting will be held on Wednesday, March 26, 2025, at 7PM.

By: Richard Tatoian, Chairperson

Questions on agenda may be directed to the Planning Office 860-253-6355. Files are available for review on the website: <https://enfieldct.portal.civicclerk.com/>
