

Historic District Commission
Canaan NH
Mascoma Senior Center
September 17, 2018
Approved minutes

Historic District Commission members present: John Bergeron, Kris Burnett, Richard Fox, alternate (appointed to replace Mike Roy for this meeting), Elizabeth Jutilla (alternate)

Member of the public: John Jutilla

Meeting opens 7:15

1. Minutes read by J. Bergeron

Motion to accept: RF

Second: EJ

In favor: All

7:20: Public hearing opens. (EJ recuses herself on applications by Jutillas).

2. Application from Elizabeth and John Jutilla, 406 Canaan Street, for sunroom enclosure, which will mirror in design and materials the existing porch on the west side, but which will be located on the east side of the house. White wood trim, gray shingles, same windows, sash, etc. as on west side. One door onto the deck, one door into the garage. Drawings and plans attached.

Motion to approve: JF

Second: SB
In favor: all

Application from Elizabeth and John Jutilla, 406 Canaan Street, for a change to their garden shed. Currently there are two buildings abutting each other. The new plan will enclose both buildings under one roof and will look like a barn. The footprint changes in the new configuration and design.

The property owner and the abutting property owner shall sign a right of way agreement to be recorded in the Grafton County Registry of Deeds to maintain a total of 30 feet of separation between buildings of both owners along the property line. This will allow waiver of the 30' setback requirement.

Motion to approve contingent upon proper documentation from abutters: SB
Second: RF
In favor: all

3. Discussion of RV proposed regulations

The Committee discussed the topic of what it means to be "grandfathered in". MR (in absentia) would like the opinion of an attorney on this, as it relates to proposed RV regulations. The decision was made to table contact with the attorney until we have more information on this and other issues.

The Committee discussed a revision to #4 in the list of RV proposals, changing the side and/or rear setback from 30 feet to 50 feet.

The Committee discussed the addition of #8 in the list of RV proposals, defining recreational vehicle campgrounds or parks.

Motion to accept revised additions to proposed RV regulations: RF

SB

In favor: all

In keeping with past practice, approval of changes to HDC regulations is pending legal review.

4. General discussion of use of solar equipment in the Historic District. After hearing several examples of historic district regulations from other towns, there was general agreement to use the Hingham, MA, regulations as a draft document to work from.

5. The decision was made to table discussion of 'properties that detract from appearance' in an HD, as well as a legal review of topics such as what it means to be 'grandfathered in' as it relates to historic district regulations as they are modified or created.

8:10: Motion to adjourn SB

Second: EJ

In favor: all

Respectfully submitted,

Kris Burnett