

**SOUTH WOODSTOCK DESIGN REVIEW BOARD
SOUTH WOODSTOCK FIRE STATION
25 MORGAN HILL ROAD, S. WDSTK
August 20, 2019
7:30PM
DRAFT MINUTES**

Members Present: Lyman Shove, Charles Humpstone
Members Absent: Glenn Soule
Others Present: Ann Johnston, Pritam Singh, Chris Higgins & his assistant

I. CALL TO ORDER

Chair pro-tem Shove opened the meeting at 7:35 pm.

II. PUBLIC HEARING

A. OLD BUSINESS

None

B. NEW BUSINESS

1. T-4947-19 4411 Church Hill Road, LLC

Application is for Design Review approval To Amend Permit #T-4928-19 to Include Demolition of Garage and Replacement of All Windows on Schoolhouse. The property is located at 4711 Church Hill Road and is zoned Inn / Design Review.

Mr. Higgins, manager, presented the application which is an amendment to the previous permit #T-4928-19.

The existing garage on the property has deteriorated.

The proposal is to remove the garage to create a 28' x 32' parking area to accommodate future use of the schoolhouse.

The Board reviewed photographs of the garage and a drawing of the proposed parking area.

The applicant wishes to have the garage remain as is for the winter season so it could be utilized for storage during the renovation of the schoolhouse. Plans would be to demolish the garage in the Spring of 2020.

The Board agreed that the garage had deteriorated and should be removed.

The second request is to replace all existing windows of the schoolhouse.

A total of 40 windows (including each transom window placed above each of the double-hung windows on both of the sides of the building), would be replaced by like sized and styled windows including the Roundtop windows in the front of the building.

The existing basement windows will be refurbished, re-installed and then insulated from the inside (interior) of the building, thereby retaining this historical component of the building.

All replacement windows would be energy efficient Marvin units.

The owner wishes to maintain the historic look of the building.

A cutsheet of the windows was reviewed.

After discussion, the Board recommended approval of the replacing of the 40 windows on the schoolhouse, as presented, as a minor application via an administrative permit.

III. OTHER BUSINESS

None

IV. ADJOURNMENT

The meeting adjourned at 7:50 pm.

Respectfully Submitted,

Lynn Ellen Beach