

## **SPECIAL MEETING MINUTES OF THE HISTORIC PRESERVATION COMMISSION**

**January 15, 2009**

Meeting Notes of January 15, 2009

Re: 228-230 Main Street

Present: Bob Olson, Donna McEntee, Commissioners Anlian & MacNeill, Michael Landolfi  
Al Zaccone, Andre Lam, Contractors

An on-site visit was first held prior to the meeting being taken inside to the conference room. Michael Landolfi starting the meeting by saying that changes cannot be made mid-stream without notifying anyone. Bob Olson pointed out the major concerns of the HPC, such as the building design submitted was not followed and the building is now flush, the brick is not the same as the sample given to the Commission, and detail work is left out on the corner building. The HPC is put in an awkward position because there is a gap in communication in what was submitted and what was actually done. Samples that the architect promised to the HPC were never delivered. There needs to be a compromise reached to move the project forward.

Al Zaccone advised that the brick is not the same as the sample submitted because the actual brick looked nothing like the brochure so they tried to pick one similar to the sample they had. They did not submit new samples to the HPC. Al Zaccone also advised that the plans were also altered by the contractor without his knowledge and he only found out after the tarp was removed that the contractor had made changes because he said he was experiencing difficulties. He has since informed the contractor that he must notify him before changes are made.

Al Zaccone said the look of the panel and trim work on windows will be the same. He said there will be some differences. The glass panels will now be done in sections. There is still the same intent with the building. The brick color and texture is slightly different. The "football" logo on the front of the building was altered and it will be removed.

Different compromises were suggested for the corner building. The HPC has a problem with old bricks remaining on the adjacent building and not matching. The contractor said he will do a test area for approval. The HPC also noted that the craftsmanship of the bricks was poor and should be corrected and repaired at the contractor's expense. Al Zaccone recommended adding a fascia, similar to adjacent buildings on Main Street to be built with a combination of wood and azak to minimize maintenance with corbels and decorative molding and painted in the color scheme of the building.

Bob Olson said the reason there was a grey area was because the sample was never submitted. Bob said he thinks the rest of the HPC would be willing to work with the brick that was installed so as not to incur additional large expenses to the building owner.

Al Zaccone will make a new drawing of the corner building showing the changes to that particular section of the building. The new drawing needs to include all changes, colors to be used and materials to be used. Samples should be submitted to the HPC. Al Zaccone will have the new drawings available for the January 22 meeting. Al Zaccone said that he will continue to stress to the contractor that if there are any changes they must notify Al Zaccone and the

Building Dept. Al Zacccone said that if any changes are made that he needs to be notified by the contractor before the change is done. Bob Olson asked Mr. Zacccone to retain the design with year built on front of building.

Donna McEntee said that if there is a change the HPC needs to be notified so the Building Dept. knows what is approved.

Mike Landolfi said the Building Dept. is concerned with structure and that the building is done according to code. The Building Dept. needs an accurate drawing of what has been approved for enforcement. He needs something to follow for enforcement. He needs all information on what has been approved and needs to be notified if there are any changes in what has been approved before any work is started.

Respectfully submitted,

Barbara DeLuca

cc: Building Dept.  
Commissioner John Anlian  
Commissioner Adam MacNeill