

SALISBURY HISTORIC DISTRICT COMMISSION

REGULAR MEETING

JUNE 4, 2024 – 9:00AM (HYBRID)

1. Call to Order. Present: Carol Mason, Heidi Hoeller, Tom Callahan and M.C. Taylor. Absent: Robert Highsmith and Howard Sobel (Alternate).
2. **Approval of Agenda. So Moved** by T. Callahan, seconded by H. Hoeller and unanimously **Approved.**
3. **Approval of Minutes May 7, 2024. So Moved** by H. Hoeller, seconded by T. Callahan and unanimously **Approved.**
4. COA #2024-009 / Old Stone House / 264 Taconic Road / Proposed New Addition Connected With Breezeway to Existing House / DOR: 5/16/2024
Dan Kaplan and Nam Kim, Bowerbird Architects, represented the owners who were present to answer questions. Mr. Kaplan described the plans for the proposed addition to the house, including how a window would be converted into a doorway to access the breezeway and connect to the addition. T. Callahan asked about the size of the original house and the addition; Mr. Kaplan indicated that the original house is about 1,250 sq. ft. and the addition would be 600 sq. ft. C. Mason asked if the roofing material would be in accord with the original house; Mr. Kaplan answered yes and added that the replacement windows will be an exact match. T. Callahan asked about the new entry door; Mr. Kaplan answered that it will be wood. Mr. Kaplan described the materials that would be used, including garapa wood siding and fieldstone cladding similar to the original. T. Callahan asked about the elevation at the rear from the interior to where it drops off. C. Mason asked how much original stone would be removed to create the door to the breezeway. T. Callahan wants to have a site visit with Dan Kaplan present. T. Callahan added that more information is needed about the materials for the driveway and retaining walls. C. Mason asked if the stones to be removed for the new door and the old window would be saved; Mr. Kaplan answered yes, for future re-use. M.C. Taylor commented that this is a good preservation plan. H. Hoeller commented that she is impressed with the plan and it's a good solution for a historic house. She asked if the window replacements in the Stone House are included in this application and also asked to see the views from the road toward the house. Mr. Kaplan indicated that the windows need to be replaced and they will order replica windows. T. Callahan pointed out that this application could be updated to include the replacement windows and more information on the driveway. C. Mason suggested re-submitting the application, with the additional requested information, in time for the next meeting in July; at that time, a Special Meeting could be scheduled for the required Public Hearing. C. Mason noted that this application is incomplete and is not accepted today.

Mr. Kaplan will re-package the COA application, with all information included, for the July meeting.

5. Transfer List – Deferred
6. Update re: mtg. with Abby Conroy – Nothing at this time
7. Update re: Mat Kiefer – map – work in progress
8. Public Comment – None
9. Discussion of COA form / Pamphlet Review Follow-up – Howard Sobel
Will discuss at the next meeting.
10. Other Business – T. Callahan suggested that the SHDC should stay updated about the Rail Trail paving issue; he pointed out that there is no intention to pave it, except for the apron at Dresser Woods. He mentioned the Pope Land Design Committee having a site visit on June 6th at 5pm, followed by a public information meeting at Town Hall to discuss the design, but nothing has been decided. He noted that the Colliers Study report is on the Town website also.
11. **Adjournment. So Moved** by C. Mason, seconded by T. Callahan and unanimously **Approved**.