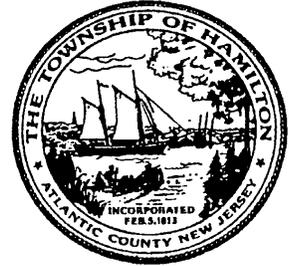


**TOWNSHIP OF HAMILTON
HISTORIC PRESERVATION COMMISSION
6101 THIRTEENTH ST.
MAYS LANDING, NJ**



**April 13, 2017
7:00 PM**

This meeting of the Historic Preservation Commission was called to order April 13, 2017 at 7:00 pm. with Chairman Ronald McArthur presiding.

Flag Salute.

Secretary Lisa Marcolongo certified compliance with the Open Public Meetings Law by posting a notice on the bulletin board and by sending a copy of this notice to The Press of Atlantic City and the Atlantic County Record on March 31, 2017.

Administration of Oath of Office to Member Thelma Witherspoon

The Oath of Office was administered to Thelma Witherspoon by Secretary Lisa Marcolongo.

Roll Call

Present: Cheryl Fetty; Ronald McArthur; Kim Rullis; Heather Tomasello; Thelma Witherspoon.

Absent: Roberta Boney; Carl Farrell

Also Present: Lisa Marcolongo, Secretary

Minutes

On the motion of Heather Tomasello, seconded by Kim Rullis and carried by voice vote of five in favor, none opposed and no abstentions, the minutes of February 9, 2017 were approved as presented.

Applications

#04-2017	Irina Venezia	6015 Main Street
	Block 757/Lot 19	Application for Solar Panels; Front door overhead with columns

Ms. Venezia provided a computer-generated image to show what the smaller, thinner solar panels would look like on her home. Ms. Fetty and Dr. McArthur stated that the panels would still be visible from the street.

Ms. Venezia stated that she would like to remove the aluminum overhang above the front door and replace it with a peaked shingle roof that matches the existing roof (Color: Grey) and frame the doorway with 8"x 8" round wooden columns from Home Depot.

On motion of Thelma Witherspoon, second by Cheryl Fetty, the motion to DENY the installation of solar panels was approved in a roll call vote of 5 in favor and 0 opposed.

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
Nay: XXX
Abstain: XXX

On motion of Cheryl Fetty, second by Thelma Witherspoon, the motion to APPROVE the removal of the aluminum door overhang and installation of a peaked shingled roof and wooden columns around the entryway was approved WITH THE FOLLOWING CONDITION: Shingles on the new entryway must match the existing roof shingles in style and color; in a roll call vote of 5 in favor and 0 opposed.

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
Nay: XXX
Abstain: XXX

#05-2017 Cliff Melder 6043 Main Street
Block 750/Lot 15 Application to remove handicapped ramp;
Install stairs with railing (rear of building)

Mr. Melder stated that he would remove the existing ramp on the rear of the house and replace it with stairs. Ms. Fetty asked if the balusters would be center-mounted; Mr. Melder answered yes. Ms. Tomasello asked if he would be using pressure-treated wood; Mr. Melder answered yes.

On motion of Cheryl Fetty, second by Thelma Witherspoon, the removal the wooden handicapped ramp and install wooden stairs with railing was approved in a roll call vote of 5 in favor and 0 opposed.

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
Nay: XXX
Abstain: XXX

Applications approved by the Chairman

#03-2017 George & Sally Blood 6047 Main Street
Block 750/Lot 13 Replacement Roof (same for same, New Color: Black)

Applicant is replacing the roof same with same but changing the shingle color (from Green to Black).

Announcements

Vice-Chair Cheryl Fetty reported that three HPC members (Fetty, Boney, and Farrell) had attended the "Preservation in Practice" Workshop in Bordentown on March 18. It was very interesting; the other members should consider attending the Fall 2017 session, as members are required to attend annually.

Old Business

Heather Tomasello asked about the status of the Domino's Pizza project. The pizza paddle-shaped sign in the window is not permitted; and at the February 9, 2017 HPC meeting, the contractor had been granted a 60-day period to complete the work; but it does not appear that anything has been done. Ron McArthur stated that he will ask the Zoning Official to contact the contractor regarding the status.

New Business

Chairman McArthur reported that the annual report to the NJ Historic Preservation Office was submitted on March 10 (within the submission deadline). The members received copies of selected pages of the report for their review.

Chairman McArthur reported that HPC members received email notification that their Financial Disclosure Forms must be completed by April 30.

Subcommittee Reports

Cheryl Fetty reported that the Violations sub-committee has not yet met.

Correspondence

Chairman McArthur reported that the HPC received a copy of a letter from the NJDEP to Atlantic County regarding the replacement of the Cotton Mill Bridge on Mill Street.

Memorializations

On the motion of Heather Tomasello, seconded by Cheryl Fetty, the following Memorializations were approved:

#03-2017 (6047 Main Street replacement roof)

#17-2016 (6002 Main Street, Domino’s Pizza paint colors)

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
 Nay: XXX
 Abstain: XXX

Public Comment

Sharon Mancuso submitted an HPC application for garage demolition but missed the deadline for the April meeting. Her son, George Mancuso, asked the HPC if they would be willing to hear the application tonight as the garage is dangerous in its current condition. On the motion of Cheryl Fetty, seconded by Kim Rullis, the motion to hear the application at tonight’s meeting was approved with 5 in favor and 0 opposed.

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
 Nay: XXX
 Abstain: XXX

**#06-2017 Sharon Mancuso 211 Lenape Avenue
 Block 730/Lot 13 Demolition of Garage**

Mr. Mancuso stated that the garage is leaning significantly and is in an advanced state of deterioration; it is in danger of collapsing and is a safety concern. The neighbors have complained to him about the garage, and the insurance company has put them on notice that the garage must be addressed. Mr. Mancuso supplied photos of the garage.

On motion of Cheryl Fetty, second by Kim Rullis, the demolition of the garage was approved in a roll call vote of 5 in favor and 0 opposed.

Recorded Vote: Aye: Fetty, Rullis, Tomasello, Witherspoon, McArthur
Nay: XXX
Abstain: XXX

Dusan & Branka Tanasic have purchased the property at 207 Lenape Avenue (Block 730/Lot 12) and they are in the process of renovating it. They have come to the HPC for additional guidance on their ideas for the home. While they have not finalized the plans, they discussed the following with the HPC:

1. Replace red cedar shingles with vinyl shingles that look like cedar shakes; the color will probably be some shade of green.
2. Front door will remain in the same location; they may remove the storm door and replace the actual wooden door.
3. Brick may be removed/siding extended.
4. New roof in a dark color(Driftwood) with a slight pitch for improved drainage.
5. Railing spindles may be square or turned wood, but must be center-mounted. Wrought iron is not appropriate.
6. Front window will remain in place, but may be replaced by new (same style).
7. One window on the side needs to be moved a little bit to accommodate interior changes (bathroom move) but will remain the same shape.
8. A standard garage door is acceptable to replace the existing door on the garage.
9. Non-functional chimney must either be removed completely or reinforced in place; it may not be removed halfway.

Mrs. Tanasic stated that they are waiting for permits and plan to submit a formal application in time for the May 11 HPC meeting. The Tanasics thanked the Commission for their time and suggestions.

There were no other members of the public present.

Adjournment

On the motion of Heather Tomasello, second of Cheryl Fetty and carried, the meeting was adjourned at 8:02 PM.

Respectfully submitted,

Lisa Marcolongo, Secretary