

**TOWN OF GILMANTON
HISTORIC DISTRICT COMMISSION
ACADEMY BUILDING
TUESDAY, JANUARY 4, 2011 – 7 p.m.**

MINUTES

Present: Chairman Allen Everett, Deborah Chase, Ella Jo Regan, George Carpenter, Don Guarino (Selectmen's Rep), George Roberts (alternate) Land Use Clerk – Annette Andreozzi

Chairman Everett opened the meeting at 7:00PM with introductions.

Approval of December 7, 2010 minutes

Motion by Ms. Regan to accept minutes as amended. Second by Ms. Chase.
Motion passed unanimously.

District update

A statement of agreement between Mr. Hueber and the HDC was written and signed by Mr. Everett, but Mr. Hueber declined to sign. Mr. Everett said that the HDC must revert to waiting to see what will be done on the Hueber property. Ms. Chase read from the November HDC minutes that stated Mr. Hueber agreed to sign. Mr. Guarino stated that Mr. Hueber is an honorable person and he trusts that what is right will be done. Ms. Regan asked that a note be sent to Mr. Hueber, stating that HDC will be looking forward to seeing him when he is ready to restart work on the property. The HDC agreed that a letter should be written.

Mr. Roberts stated that there is a 6' tall monument in the Meetinghouse district on the property next to Keith's. The HDC regs were reviewed, which state "Any structure larger than 16 square feet and/or taller than 8'...must have Commission approval". If it is smaller than that it should be ok. It will be looked at.

Discussion of Regulations

Mr. Guarino, as a Selectman, had asked the code enforcement officer to check the town zoning sign ordinance in relation to the Corner Store ATM sign. The officer found nothing that would make the sign illegal. Ms. Chase stated that the town ordinance says a sign needs a permit and makes no

distinction about where the sign is placed, and the Corner Store does not have a permit. Mr. Guarino will ask the officer what his reasons are to state that the sign is legal.

Ms. Chase indicated that the criteria the HDC uses to determine if the HDC has authority to regulate is if something in the district can be seen from the road. She proposed an addition to the HDC regulations Section IV –C, to read as follows with the additions in italics:

All signs visible from the exterior must have HDC approval.

Signs shall not exceed nine square feet. Signs placed on the exterior of a building or on grounds shall be made only of painted wood and shall be designed and hung in a manner appropriate to the building or grounds involved.

Advertisement by a commercial retail establishment of a product on a machine or apparatus located outside of a building may also be allowed by the commission if it determines that such machine or apparatus must be located outside because of the nature of the product. The machine or apparatus and the advertisement must be harmonious with the period of the building and the district.

A sign that is located in the interior of a building, that is visible from the outside of the building shall not be allowed, except that if a retail commercial establishment proposes to place sign or signs of any kind or description in its windows or doors for purposes of advertising or otherwise, such signs may be allowed by the commission if it determines that the sign is harmonious with the period of the building and the district. In no event shall a sign include lighting of any kind or description; provided, however, a sign may be illuminated by a detached shielded light with the approval of the commission.

Signs dating houses...

Motion by Ms. Regan to hold a public hearing on Feb 1, 2011 related to amending the HDC regulations. Second by Ms. Chase.
Motion passed unanimously.

Review of any photos that may be submitted for posting on web page.

None were submitted.

Other Business

There was a discussion about the corner lighting district.

The Town received the LCHIP grant for restoring the cupola.

Ms. Regan moved to adjourn. Second by Ms. Chase
All in favor.

Adjourn at 8:34 PM

Respectfully submitted,

Annette Andreozzi
Land Use Clerk