

HISTORIC DISTRICT COMMISSION  
MINUTES  
March 27, 2012

**APPROVED AS AMENDED:**  
6/12/12\_\_jrl\_\_\_\_\_

AGENDA: ELECTION OF OFFICERS  
WORKSHOP:  
CLG GRANTS  
HISTORIC INVENTORY

ATTEND: Clay Dingman (Chairman), Don Milbrand (Sel. Rep.), Dorcas  
Gordon, Sandra Heaney

ABSENT: Larry Douglas (ViceChairman – away)

OTHER: Michael Capone (Town Administrator)

The meeting opened at 7:03 pm.

**MINUTES OF JANUARY 10, 2012:**

The following amendments were made:

Page 1, last paragraph, 6<sup>th</sup> line, following “David” insert “Ruell”. Page 2, 1<sup>st</sup> paragraph, 5<sup>th</sup> line, replace “on Excel” to “in Excel”. 3<sup>rd</sup> paragraph, 4<sup>th</sup> line, following “rolling” insert “and explore a CLG grant.” Last paragraph, 1<sup>st</sup> line, replace “Mr. Dingman” with “Mr. Capone”. Page 3, 1<sup>st</sup> paragraph, 1<sup>st</sup> line, replace “educated” with “educate”. 3<sup>rd</sup> line, replace “architecture” with “architectural”.

S. Heaney made a motion, second by D. Gordon, to approve the minutes as amended.  
The motion carried.

**ELECTION OF OFFICERS:**

Mr. Dingman stated that Mr. Douglas e-mailed and said that he is willing to continue as Vice Chairman and Mr. Dingman is willing to continue as Chairman.

Nominations: Chairman – Clay Dingman, Vice-Chairman – Larry Douglas  
S. Heaney made a motion, second by D. Milbrand, to elect the nominated members. The motion carried.

**CLG GRANTS/HISTORIC INVENTORY:**

Mr. Dingman has spoken with Nadine Paterson with 8 or 9 ideas and she said that all of them would be eligible for CLG grants. Mr. Dingman would like to continue the inventory process. He and Ms. Heaney attended the CLG Workshop which is required in order to apply for these grants. They learned that they can apply every year.

Mr. Dingman's priority is for professional help with the Historic Inventory. He added that he is also considering a feasibility study for the Old Town Hall if the Selectmen and Mr. Capone is okay with that. He also would like to put the Old Town Hall and the Old Fire Station on the National Register. Mr. Dingman continued to say that a statement of intent must be in to CLG (Certified Local Government) by April 6<sup>th</sup>. Mr. Milbrand thought that it might be good to see about a feasibility study and get it off the Selectmen's agenda. Mr. Dingman continued by saying that the application for grants must be in to CLG by the end of May. Mr. Capone stated that Barbara Greenwood gave him a gentleman's name (from CLG) and he tried to reach him but he never got back to him. Mr. Dingman thought that, perhaps Bristol had not received final approval from them yet. He added that the Division of Historical Resources will also help.

Mr. Dingman then asked that the Commission discuss the items they would like to see help with. It was thought that we should only send in a couple to start.

1. Historic inventory – It was thought that we could ask for help with those we have now and maybe do 20 new each year. We need to verify the form and then what properties should be added. There was a discussion of the process.
2. Feasibility Study for the Old Town Hall – whether to rehab or repurpose the building. Mr. Dingman stated that he could talk to them and get their advice on this.
3. Underwriting the Walking Tour – This would be to reprint it. Mr. Dingman asked Mr. Milbrand if the Selectmen would be willing to now consider this under the town of Bristol. Mr. Capone stated that he would be okay with that.

A discussion followed as to adding the Old Town Hall and Old Fire Station to the National Registry and it was mentioned that most of the buildings in the square are already on it. Mr. Milbrand asked if this requires more restrictions to the owners when doing anything and Mr. Dingman explained that the only restrictions come into play if the owner receives money from the National Registry for a project.

Mr. Dingman thought that we might later want to add professional help to review the current Historic District Ordinance and also for the Historical Resources Section of the Master Plan.

**CLG/HISTORIC INVENTORY continued:**

Ms. Heaney stated that Mr. Capone has been helping her with the current Historic Inventory. She can pass data by date but is unsure of other fields. She may be able to work with the guy who has been doing our data on the computer. Mr. Capone suggested that, when she has time, she might want to come into the office and work on the Assessor's computer (when he is not in). He added that maybe Avatar can help us, as well. Ms. Heaney stated that she has pulled out a couple of hundred properties to possibly add.

**OTHER:**

Ms. Gordon asked what will happen in regard to the rock where the mica building has been torn down. She questioned how the area would be reclaimed. Mr. Capone answered that the bricks can't stay as they are the property of the demolition outfit now. The plan is to remove all soil in the basement and along by The Mill, the river, and the Reynolds building. They plan on removing 6", sample it for any contamination, and replace it. They are looking into a fence, which they plan on bolting down so that it may be removed whenever necessary. The fence is for safety. Mr. Munroe (owner of The Mill) would like to join us and replace his white picket fence. The plan is to keep the river side loam to just below the cement so as not to get any dirt into the river. Once seeded and grown, they would add benches and tables.

Ms. Gordon asked about the other two buildings. Mr. Capone stated that Mr. Adams will keep his, as he uses it for storage. The blue building is technically the Reynolds'. The bank was foreclosing but are no longer interested in it. When Mr. Capone approached them, they asked if the town might want to take it by eminent domain, which would mean they would expect some sort of compensation. At this time, 2 assessments for contamination is required. We can do one of them but the other must be done professionally. A discussion was held as to who owes the taxes on this and the possibility that it would eventually be taken for taxes. If that were the case, the town could do both requirement testing. Mr. Capone added that the Brownfields program is between grants right now but may be set by May or June. More discussion followed.

Mr. Dingman asked about progress on the town square. Mr. Capone stated that they are moving forward with the TE part but are still waiting final approvals. He felt that it would be mid to late July. In the meantime, Jeff Chartier (Water/Sewer Superintendent) is applying for CDBG money for the end of July. This would help with the pipe project and could be counted as the match for the TE grant. It will probably be late July into mid August before the work on the TE project can begin; the schedule may be set depending on the TE. Mr. Capone added that they have the mica demolition on the project page on our web site.

Other ideas for the town, such as sidewalks, etc. were discussed.

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**COMMUNICATIONS:** None.

**NEXT MEETING:** The next HDC meeting is scheduled for Tuesday, April 10, 2012 at 7:00 p.m.

**OTHER:** Mr. Capone had a question about the sign for “Curves”. He stated that it is white with purple letters and he asked the HDC Commissions’ opinion. Mr. Dingman and Ms. Heaney thought it sounded okay. Mr. Capone stated that the sign would be placed in the center of her side of the building and on a level with the other business’s sign. Ms. Heaney stated that the Commission tries to guide applicants when it is a new sign but trademark signs, such as this, would be treated similar to the TD Bank. A discussion followed. Ms. Gordon cautioned that we need to be doing this as we do all others and Mr. Dingman stated that he would prefer a solid sign, fully rigid. Mr. Capone thought that it was a plastic material but was not certain if it is flexible. He asked if it is, would it be permissible if it is backed or framed. The Commission was okay with that. Mr. Dingman stated that he is willing to look at the sign. He then mentioned a book called “Nudge” in which it gives examples of things to do to encourage owners to fit in with the area.

With no other business, D. Milbrand made a motion, second by S. Heaney, to adjourn at 8:25 p.m.

Respectfully submitted,  
Jan Laferriere, recording secretary