

**Town of Fitzwilliam
Historic District Commission
Meeting Minutes
April 8, 2021**

Members Present: John Fitzwilliam, Chairman; Ken Beckwith; Pat Deyo; and Robyn Bates, Selectman's Representative.

Members Absent: Marcia Camden; and Bill Davis

Staff Present: Lori Nolan, Land Use Coordinator

Others Present: Ryan Morais; and Brooke Snowling

Call To Order The Chairman opened the meeting at 4:00pm.

William and Patricia Pine – seeking approval to install roof-mounted solar panels at 44 Upper Troy Road [Map 33, Lot 17 – Residential District]

Chairman Fitzwilliam introduced the case stating that this is a 1960s house and therefore the proposed solar panels will not spoil an antique house.

Pat Deyo questioned if it was obtrusive. Chairman Fitzwilliam did not feel it was as one looks down at the house from the road and the solar panels will not be in your face. Ken Beckwith agreed stating he has viewed the house and is supportive of the proposal. Mr. Beckwith felt the house is not in the center of town and is set back from the road. The proposal is not obtrusive in nature and precedent has been set.

Mr. Beckwith motioned to accept the proposal as written with no conditions. Mr. Deyo seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

Todd and Brooke Snowling – seeking approval to install a pre-built chicken coop at 39 Templeton Turnpike [Map 15, Lot 60.1 – Residential District]

Chairman Fitzwilliam introduced the case stating that the chicken coop is not a permanent structure, which can be easily removed, and is not a visual distraction. There is also precedent for this.

Mr. Beckwith asked if it will be permanently mounted. Brooke Snowling stated no, it will be moveable.

Mr. Deyo stated that when he was working to re-write the HDC guidelines, he did not see anything about chicken coops. However, he felt it is historical in nature. He asked the Commission if there is a criteria for coops. Ms. Snowling stated the coop will have a green and red roof and the outside will remain natural wood. Chairman Fitzwilliam felt this is fairly harmless.

Mr. Deyo motioned to accept the proposal as written with no conditions. Mr. Beckwith seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

Linda Migliozi – seeking approval to install a platform deck at 48 NH Route 119 West [Map 32, Lot 39 – Residential District]

Ryan Morais presented stating they are looking to install an unattached platform deck approximately 12 inches off the ground. It will be located in the back of the house and not visible from the road or neighbors. It will remain natural wood. The idea behind it is to have a location for chairs and potted plants. Mr. Morais explained there is a privacy fence of the east side and a lattice-like fence on the west side.

Mr. Deyo motioned to accept the proposal as written with no conditions. Mr. Beckwith seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

Review of Minutes

Mr. Deyo motioned to approve the minutes of February 11, 2021 as written. Chairman Fitzwilliam seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

Old Business

Review of Historic District Design Guidelines

Mr. Deyo began his presentation by providing a summary of last meeting's discussion. He added text in regards to solar panels and other technologies. He did research from five different towns. His goal is to get the objectives and direction correct, then leave the review of a proposal on a case-by-case basis by the Historic District Commission.

Mr. Deyo did not include any language on outdoor boilers, but he will add so the topic is covered. Chairman Fitzwilliam added memory of a beautiful smoke stake from the 19th century in north-central Massachusetts. The smoke stake was tall to keep the smoke up high. He was concerned that wood boilers have potential to be an eyesore with smoke at ground level. Robyn Bates stated that construction permits are not needed for boilers.

Mr. Deyo asked about windmills and camera systems. Ms. Bates suggested defining obtrusive. Mr. Deyo commented that windmills kits for homeowners are very popular. He will draft language to define in regards to visibility and safety.

Overall, Mr. Beckwith felt it is important for there to be room for flexibility and interpretation. Chairman Fitzwilliam agreed stating each proposal should be reviewed on a case by case basis. Mr. Deyo will draft language about the HDC working with the applicant. An example would be Tesla solar panels that look like shingles. Mr. Beckwith felt that hit the heart of his request – flexibility to work with the applicant.

Mr. Fitzwilliam asked for time to review. Mr. Deyo agreed and will work to include the items discussed.

The Commission asked about the fence on Lower Troy Road at the Schofield property. The LUC will send a letter after one year of their approval.

The LUC gave follow-up to the previous meeting's request about how to handle abandoned buildings. The LUC stated municipalities cannot mandate that properties are cleaned up but can provide incentives. Ms. Bates commented that the BoS tried to draft a Junky Yard ordinance but the Planning Board did not want to pursue.

Ms. Bates asked if there was any thought to sending a flier to new residents in the HDC.

Mr. Deyo motioned to prepare a welcome packet for new residents of the Historic District. Mr. Beckwith seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

The LUC relayed to the Commission the different webinars and resources available through NH Preservation.

With no further business to discuss, Mr. Deyo motioned to adjourn. Mr. Beckwith seconded. Motion passed unanimously.

Yes: 3 [Fitzwilliam; Beckwith; and Deyo]; No: 0; Abstained: 0

The meeting was adjourned at 5:04pm.

Respectfully submitted,

Lori Nolan
Land Use Coordinator

Minutes approved as written on May 13, 2021.