



**Historic District Commission
Meeting Minutes
Tuesday, October 12, 2021 6:00pm
Narragansett Town Hall**

Convene: Chairman Lescarbeau called the meeting to order at 6:00pm.

Roll Call: Keith Lescarbeau-Chairman, Karen Catuogno-Vice Chairman, Judith Kenower-Secretary, Americo Mallozzi, Nanci Adams

Absent w/ Cause: Melissa Kollitides, Gaia Charren-Alternate

Also Present: Michael DeLuca-Community Development Director, Heidi Petrone-Clerk to the Commission

Administrative Matters: M. DeLuca informed everyone that M. Kollitides resigned from the Commission.

Consent Agenda

1C: **Approval of Meeting Minutes:** September 14, 2021

A **Motion** was made by K. Catuogno, seconded by N. Adams, to **Approve** the Consent Agenda with noted corrections. Motion **Passes** 4 to 0 to 1 (K. Lescarbeau-**Aye**, K. Catuogno-**Aye**, J. Kenower-**Abstained**, A. Mallozzi-**Aye**, N. Adams-**Aye**)

Public Hearing

2PH: **16 Mathewson Street:** Replace Windows, Front Door & Relocate Rear Entry
Owner: Richard Benck

Richard Benck, the property owner and applicant, explained to the Commission that the structure is a 5 unit building and he is contractually obligated to do work on Unit 2 for his ex-wife. He reviewed the plans for his application, showing where a new door will go in the back of the building, where various windows will be replaced and installed, and details for the new front door. Discussion ensued and it was stipulated by the Commission that the windows must remain 6 over 6 and not be 2 over 1 as proposed and he agreed.

R. Benck also explained that this is a multi-phase project with the end goal being to have one back entrance to all units and removing the outside stairs on the building.

There were no other questions or comments from the Commission and no one from the public spoke in favor or against the application.

A **Motion** was made by K. Catuogno, seconded by J. Kenower, to **Close** the public hearing. Motion **Passes** 5 to 0 (K. Lescarbeau-**Aye**, K. Catuogno-**Aye**, J. Kenower-**Aye**, A. Mallozzi-**Aye**, N. Adams-**Aye**)

A **Motion** was made by J. Kenower, seconded by N. Adams, to **Approve** the application subject to conditions listed the project summary dated October 5, 2021; eliminating conditions 1, 2, and 4, condition 3 remains the same, adding condition 5 that the applicant will submit a schedule of windows to be replaced, and condition 6 that the granite entry step slabs will be reused. Motion **Passes** 5 to 0 (K. Lescarbeau-**Aye**, K. Catuogno-**Aye**, J. Kenower-**Aye**, A. Mallozzi-**Aye**, N. Adams-**Aye**)

Old Business

3OB: **“Coast Guard House”:** 40 Ocean Road – Final Detail review - HVAC
Owner: Southwind Corporation

John Revens, the attorney for the property owner and applicant, introduced Michael Peterson, PE, of Frank Zaino & Associates, who is the current engineer for the project. M. Peterson explained that although there could be other locations for the HVAC units in question, they were not very feasible as the duct work would have to be configured in a manner that would not support the proper functioning of the units. After discussion ensued Chairman Lescarbeau stated that the charge before the Commission is to either accept the due diligence of the applicant and approve one of the screening options or require more research. Some discussion ensued about what sort of research should be done and/or what options are possible. No one from the public spoke in favor or against the application.

A **Motion** was made by N. Adams, seconded by J. Kenower, to **Approve** the second screening option shown at the previous meeting. Motion **Passes** 4 to 1 (K. Lescarbeau-**Aye**, K. Catuogno-**Nay**, J. Kenower-**Aye**, A. Mallozzi-**Aye**, N. Adams-**Aye**)

New Business

4NB: **Tax Credit Review**: 386 Ocean Road, David Osborne

M. DeLuca noted that the previous tax credit application missed a review step in the approval process and explained the need for a 2 - 3-person sub-committee to do a site visit to ensure the work was done. K. Lescarbeau and N. Adams agreed to be the sub-committee for this application.

Items for Next Agenda:

Reports from Staff/Commission:

Chairman Lescarbeau told the Commission that Jeff Sweenor and Matt Davitt have volunteered their services to do the work on the windmill building for the Historical Society.

Adjournment:

A **Motion** was made by J. Kenower, seconded by n. Adams, to **Adjourn** the meeting at 8:06pm. Motion **Passes** 5 to 0 (K. Lescarbeau-**Aye**, K. Catuogno-**Aye**, J. Kenower-**Aye**, A. Mallozzi-**Aye**, N. Adams-**Aye**)

Respectfully submitted,



Heidi Petrone
Clerk to the Commission