



MINUTES

Thursday, October 10, 2015
7:30 pm @ Hightstown-East Windsor
Historical Society



Historic Preservation
Commission

Call to order:

Chairman Pratt called the meeting to order at 7:45pm.

Open Public Meeting Act Statement: Rick Pratt read the Open Public Meetings Act Statement.

Roll Call:

Commissioner Cardoso (PC):	<i>Absent</i>	Commissioner Egan (DE):	Present
Commissioner Carney (WC):	Present	Commissioner: Honsel (JH):	Present
Commissioner Pratt (RP):	Present	Commissioner, Mair (JM) Alt. #1:	Present
Commissioner Teller (RT):	8:00pm	Commissioner, Alt. #2: (Vacant)	--
Commissioner von Riegen (RvR):	Present		

Council Liaison C. Montferrat (CM): *Absent*

Planning Bd. Liaison F. Montferrat (FM): *Absent*

Minutes: August, 20 2015 minutes were moved and approved.

Public Comment: None.

Guests: Keith White, the 2014 Steward of Hightstown History awardee, attended the meeting to see if he would like to become a commissioner. At the end of the meeting he expressed interest. *Post Meeting: Keith sent a volunteer form to RP. RP forwarded to the clerk and Keith will be appointed at the next council meeting.*

Correspondence: The Preserve America sign has arrived. *Placement is discussed under new business.*

Opinion Requests:

126 Stockton Street – Mr. Hidalgo has been ordered by the construction department to remove the 1” of concrete from the top and all sides of the steps. This was because the original steps were not in compliance with the building code, but were allowed as an existing condition. By adding the concrete, the steps became in essence new. The building department gave him the option of removing the concrete or replacing the steps. The concrete has been removed, however the brick is covered with mortar and some bricks are loose. No other work as per the opinion has been performed. PC found an old wrought iron railing for \$150 that Mr. Ordonez can purchase. PC was to reach out to him.

255 Stockton Street – Mr. November did not follow the Opinion. As per the Commission, RP to write a formal objection.

214 Stockton Street: Chairman Pratt informed the Commission that he has been having his house repainted. As the painter has progressed two of the porch newel posts were found to be badly rotted, and have been replaced. Due to the posts being in constant contact with the ground they have been replaced with Azek 1x PVC trim as exact replicas to the original. The porch is not original to the house

and was built by RP in 2002. However, it was in place when the district was established. RP recused himself from discussion. The Commission was not happy by the PVC, but understood the need. All in attendance with RP abstaining, approved the repairs.

245 Stockton Street: Chairman Pratt asked in a previous meeting that commissioners review the porch columns and railing at Mr. Ordonez's house, 245 Stockton Street. In a past opinion the commission asked that the railing be installed and the columns have paint removed from the brick. RP thinks that maybe the paint looks okay when viewed alongside the other houses in the district. The Commissioners will review and discuss at the next meeting. RP stated that the construction official is anxious for resolution of this item. The commissioners have promised to visit the house before the November meeting, but the general consensus is that we should stand by our Opinion and not revise it.

Old Business:

Certified Local Government:

RP submitted the revised ordinance to the Planning Board for review at their October meeting. However, the Planning Board attorney was not in attendance, so the Planning Board will discuss it at their November 9th meeting. RP and WC will attend to present and answer questions.

Historic Element of the Master Plan – Not discussed per se, but see “Image Embedded Database” under New Business.

Historic District Descriptive Sign: Commissioner Honsel passed around a shortened draft. Mr. Carney who was the latest commissioner to review the language was not able to attend the meeting. JH and WC to review and report back at the next meeting. WC and JH will look into the status.

Walking Tour Brochure / Phone App: Topic was not discussed.

Classic Towns Program (DVRPC): The dvrpc refused to make most of the edits that we requested. And, after telling RP that they could notate the people that donated money, they have since said that isn't possible. The site isn't even Hightstown related in most cases. Under coffee shops for instance, only one of the seven listed is in Hightstown, and one is on the NJ Turnpike. Under “Bars”, the only one listed is Princeton Book Co. Pub; which is a publisher, not a pub. Tavern on the Lake isn't included and can't be. Evidently, all of the specific content is drawn from another service and that service is not editable. The Mayor, Administrator, Planning Board Chair and Councilman Stults agreed that the site will do more harm than good and that we should bow out. There had been talk that being part of Classic Towns would rank us higher for a 2016 dvrpc grant that the Planning Board will be pursuing. However, East Windsor has received the same grant two times in a row without being a Classic Town. The council will prepare a resolution to return the money to all that donated.

Grants: Chairman Pratt handed out copies of the spreadsheet that JM put together and discussed what each column was for. RP asked again for a volunteer to manage the spreadsheet for recurring discussion of potential grants. No one volunteered.

New Business:

Preserve America Sign Placement. The sign is 24” x 36” and could possibly be placed on the poll on Mercer Street under the green metal Hightstown sign. RP to check with Mayor and Public Works. We had discussed purchasing three more for placement on Stockton, Franklin and North Main, and mounting on the blue wood Hightstown signs. However, at that size they will not fit or will get beat up by lawnmowers and plows. We can simply have the logo reproduced rather than the entire, “Welcome to Borough of Hightstown” that came on the free sign. We can reproduce locally when a decision is made.

Image Imbedded Database. WC recommended that the Commission create a property listing with photos of each property in town. This will aid the commission in visualizing the addresses of the properties when opinions are sought. It will also aid in upcoming plans for additional municipal historic districts, the historic element, and grants. The database would be updated on a regular basis to include: Owner, history, age of home, style, district, etc. The first step will be to take photos of the houses on the major streets. A simple phone camera picture will suffice. RP to request a property listing from the Borough. The following commissioners will begin taking pictures in these sections of town: North Main (JH); Stockton from 214 into town (RP); Stockton from 220 out of town (DE) – [there are no houses from 215-219]; Morrison from downtown outward (JM); South Main from downtown outward, South Street, Etra and Ward (RvR and RT).

Adjournment:

The meeting was moved for adjournment by RP, 2nd by RT at 9:00 pm.

Next Meeting: November 19, 2015 – 7:30pm, HEWHS