

## **Harwinton House Committee**

### **Minutes of Meeting**

**March 5, 2013**

The regular meeting of the Harwinton House Committee was held in the west meeting room of Town Hall on Tuesday, March 5, 2013.

After establishing a quorum chairman Roger Plaskett called the meeting to order at 7:00 PM. Committee members present were Roger Plaskett, Brian Dunbar, Peter Thierry, Carole Romano, Nancy Schnyer, Charlie Kirchofer, Tom Rotondo and Larry Connors. Also in attendance were Dennis Andrews, Bonnie Andrews, Dick Pacholski and Candace Jones-Pacholski representing Harwinton Historical Society, and Michael Sileo, Roy Gilley and Rafael Amaya of Amaya Architects.

Minutes of the February 20th meeting were approved on a motion by Peter and second by Brian.

Under correspondence, Roger reminded members they have received an email copy of the Amaya Architects minutes of last meeting and an email copy of the most recent DECD monthly report.

Members were reminded we decided we should replace Tom Schoenemann at the last meeting. Larry presented the name of Matt Szydlo, Scoville Hill Road, and discussed his interest and qualifications. Larry motioned that the committee recommend Matt Szydlo to the Selectmen for membership on the committee, subject to Larry's further discussion with Matt to confirm his willingness to serve.

Michael reviewed three options for positioning the house, and his plan for the house interior layout including a rest room, public rooms and a small convenience kitchenette. Upstairs would house offices and workspace. The attic can be partly finished for light storage. He is proceeding on the basis of 13 parking spaces, one of them for handicapped use, based on the Harwinton zoning regulations. The site plan would include a future outside patio and an area designated for a possible future addition to the building. The site plan must remain tentative pending percolation testing and Town land use approvals. The interior layouts are influenced by drawings from Glastonbury Restoration.

The committee favored Amaya's site plan PS3, with the parking area northerly of the house, the house turned to make the front parallel to the curve tangent and therefore presented nicely to traffic. A motion by Charlie and second by Peter to that effect was approved by unanimous vote.

Roy stated we need to include the footprint of the future proposed addition in our submissions and ensure that Laura Mancuso of Culture and Tourism is aware of and agrees with it. Only in this way can we preserve the right to do it sometime down the road.

We agreed with Michael's interior layout P1A with the exception that we want to flip the future proposed addition to the southerly rear of the house where there is more room for the addition.

Rafael would like to get into the trailers to inspect the building parts. Brian will make that happen.

Dick presented a report regarding amounts collected from the recent HHS appeal. HHS received \$1,945 designated solely for the Harwinton House project. After deducting 34% of the appeal expenses they presented \$1,583.47 to the town on March 4<sup>th</sup>.

The current balance in the account is \$27,333. Not in this amount is the balance of the STEAP grant, about \$68,000.

The review date for the HPTAG grant is March 14. We should know their decision right after that. If approved we'll get \$11,000 from Litchfield Preservation Trust and that amount can be shown on the fundraising thermometer.

Roy encouraged us to begin preparing for a Culture and Tourism grant right away as it is likely a six month project and it must be complete and correct when submitted.

The meeting was adjourned at 8:44 PM on a motion by Brian and second by Peter.

Submitted by Larry Connors, Secretary

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TOWN CLERK