

**CITY OF SUMMIT HISTORIC PRESERVATION  
COMMISSION MEETING AGENDA  
MEETING DATE: JULY 22, 2020 TIME: 7:00 PM  
REMOTE MEETING VIA ZOOM**

**THE MEETING WAS CALLED TO ORDER AT 7:04 PM**  
ADEQUATE ADVANCE NOTICE STATEMENT

**PRESENT:** DOLORES WARD, CLAIRE TOTH, JAMES BURGMAYER, MEREDITH GAYLORD, CAROLINE KING, BRANDON RIGHI, STEVE BOWMAN (COUNCIL LIAISON), TOM CONWAY, JENNIFER BALSON-ALVAREZ (PLANNING BOARD LIAISON)

**ABSENT:** MARY MALLOY, MELISSA SPURR (ENVIRONMENTAL LIAISON)

**APPROVAL OF MINUTES**

J. Burgmeyer moved to approve minutes from 06/17/2020. T. Conway seconded. Approved.

**ADVISORY REVIEWS - ITEMS FOR DISCUSSION**

**Reviews already completed and submitted by Tom Conway**

1. 19 Evergreen Road—C variance for side yard setback, building coverage, and lot coverage to construct a one-story addition.

The Summit Historic Preservation Commission takes no exception to this application. We recommend that the Zoning B.O.A. approve it.

2. 41 Oakley Avenue—D variance for FAR and C variance for side yard setback and building coverage to construct a garage addition.

The proposed additions to this home are in keeping with the character of this Colonial Revival. The HPC is in support of this application and recommends that the Zoning B.O.A. approve it.

3. 206 Kent Place Boulevard—D variance for FAR and C variance to construct a two-story rear addition.

This sensitive addition to the Colonial Revival house is in keeping with the style of the house and the character of the neighborhood. The HPC recommends this project be approved.

## **Collective reviews and discussion by Commission**

1. 17 Elm Place—Variance for driveway setback. To be reviewed by J. Burgmeyer.

The HHPC has no comment on the driveway location and design. The house was not part of the application.

2. 27 Linden Place—D variance for FAR and C variance for front yard setback, lot coverage, and building coverage to construct a second story addition. To be reviewed at J. Burgmeyer.

The proposed additions to this home are in keeping with the character of this Colonial Revival. The proposed portico is consistent with those on the street, and there is good attention to detail. The HPC recommends that the Hardie Plank siding have a smooth finish and that the new shutters be sized to fit the windows and be equipped with hinges and shutter dogs. We do have some concern about the materials to be used for the windows.

3. Updated discussion of Maple Street subdivision regarding concerns over intentional deferred maintenance of historic properties and subsequent demolition for redevelopment. This has become a recurring practice in Summit. HPC has a desire to be proactive here—fit in with master plan, DRO. J. Alvarez to alert HPC members when next discussed at Planning Board.

## **NEW BUSINESS**

### Liaison Updates & News –

Steve Bowman—City Council. Broad Street Development will likely return to the forefront in the late third quarter.

Jennifer Alvarez—Planning Commission. Some revisions to DRO. Trying to get the correct version of historic preservation in the appendix. Updated historic district map is on the city web site but not in the DRO. Should be treated as a zoning map.

Melissa Spurr—Environmental Commission. Need more trees downtown.

Claire Toth—SDI. Pivoted to business support; not much on streetscapes.

1. Public Art Appreciation—Jennifer Alvarez. Proposal to put panels on bridge between city hall and Winberie's.
2. Preservation NJ Newsletter—Tom Conway. Summit to be featured in upcoming issue.

NEXT MEETING DATE:

WED. SEPTEMBER 23, 2020, VIA ZOOM; NOTE AUGUST HIATUS

**THE MEETING WAS ADJOURNED AT 8:54 PM**