

**HISTORIC PRESERVATION COMMISSION  
REGULAR MEETING AUGUST 21, 2018**

**ROLL CALL**

Katherine Miller, Chair (absent – excused)  
Wendy Schaefer (absent – excused)  
Laly Espinoza Kuga (absent – excused)  
Scott Lamperti  
Janice Allen  
Steve McIntyre, Alternate No. 1  
Sherlock Bender, Alternate 2  
Nick Milewski, Esq., Associate Borough Attorney

Also present recording secretary Stephanie Sherwood.

Call to order at 7:03 pm. Ms. Sherwood read the Compliance Statement.

**NEW APPLICATIONS**

**COA 01-08-21-2018, 2 Orchard Avenue.** Marc Hudock was sworn in. He explained that he would like to repair the rotten front porch wood decking. He would also like to add a flagstone walkway from the front porch to the sidewalk and then move the steps from the side of the porch to the front.

Frank D'Amore, 40 Willow Avenue, North Plainfield, spoke in favor of the applicant's plan to move the steps from the side of the porch to the front.

Mr. McIntyre made the following motion on Application 01-08-21-2018 for 2 Orchard Avenue as presented by Marc Hudock.

**Work to be done at 2 Orchard Avenue:**

**We do approve**

- Install a new 4' by 3' flagstone walkway from front porch to the sidewalk
- Demolish existing wood porch steps on the side of the front porch
- Install 6' wide wood steps to the front of the porch including wood railings to match existing railings around the porch
- Remove existing railing from the front of porch where stairs will be installed and move to side of the porch where existing steps have been removed
- Replace rotten fascia boards in kind

Seconded by Mr. Lamperti and on Roll Call carried all four voting aye.

Ms. Sherwood advised that the Certificate of Appropriateness would be ready within 7-10 business days.

**COA 02-07-24-2018, 28-30 Myrtle Avenue.** Eduardo Masferre was sworn in. Mr. Masferre explained that he had been granted an emergency permit to replace the asphalt shingled roof in kind. The work was completed in January. He detailed the proposed work to be done which included replacing the broken windows in kind and installing new soffits and gutters. The front porch ceiling and steps would be repaired in kind and front porch railings will be installed.

Frank D'Amore, 40 Willow Avenue, North Plainfield, requested that the new porch railings be made to match the originals.

Mr. McIntyre made the following motion on Application 02-07-24-2018 for 28-30 Myrtle Avenue as presented by Mr. Masferre.

**Work which was already done at 28-30 Myrtle Avenue:**

**We do approve**

- Replacing the asphalt shingled roof with an asphalt shingled roof

**Work to be done at 28-30 Myrtle Avenue:**

**We do approve:**

- Installing a new bead board ceiling to the underside of the front porch
- Replace existing front porch wood steps in kind
- Install new wood railings to the front porch steps to match original wood railings
- Repair and/or replace wood framed windows in kind to match existing windows
- Repair and/or replace existing soffits in kind
- Repair and/or replace all damaged siding in kind
- Repair and/or replace wood lattice under the front porch in kind
- Either eliminate the side steps on the front porch or replace them in kind to match the front porch wood steps including the railings
- Install new gutters
- Repair the foundation in kind

Seconded by Mr. Lamperti and on Roll Call carried all four voting aye.

Ms. Sherwood advised that the Certificate of Appropriateness would be ready within 7-10 business days.

**COA 04-07-24-2018, 45 Willow Avenue.** No application had been submitted and Mr. Polly was not present. Mr. Milewski advised that the application would be carried to the next regularly scheduled meeting.

#### **PUBLIC COMMENT**

Jorge Moreno, 32 Myrtle Avenue, North Plainfield, explained that he thought his application would be heard that evening. Ms. Sherwood indicated that she had not received the application paperwork. The application would be carried to the September meeting.

Frank D'Amore, 40 Willow Avenue, North Plainfield, reported that the owner of 26 Willow Avenue obtained a COA to repair the garage and then demolished it. Noting that the house is now up for sale, the speaker voiced his concerns that the property may be sold without a garage as was the case for a property on Ayres Avenue.

Nicole Cunningham, 8 Orchard Avenue, North Plainfield, inquired after the process to obtain a certificate of appropriateness.

#### **APPROVAL OF MEETING MINUTES**

Minutes of the July 24, 2018 meeting would be carried over to the next meeting.

Motion to adjourn by Ms. Allen, seconded by Mr. Bender and on voice vote carried unanimously.

Meeting adjourned at 7:48 pm.