

*City of Orange Township*  
*Historic Preservation Commission Meeting Minutes*

*November 29, 2017*

The Secretary announced that this is a meeting of Historic Preservation Commission of the City of Orange Township held at City Hall in Council Chambers, 29 North Day Street, Orange New Jersey on Wednesday, November 29, 2017 at 7:33 p.m.

The Secretary asked all to stand for the Pledge of Allegiance to the American Flag

**ROLL CALL**

**Present:** Commissioner Kathy Dowd  
Commissioner Jody Leight  
Commissioner Brandon Matthews  
Commissioner Troy Simmons  
Commissioner Abdiel Velez  
Commissioner Karen Wells  
Shawna Ebanks, Nishuane Group

**Also Present:** Joyce L. Lanier, Secretary  
Janine G. Bauer, Attorney

**Absent:** Commissioner Keith Carroll  
Commissioner Bruce Meyer  
Commissioner Janice Morrell  
Commissioner Yolanda Silverio  
Richard Wolff, Zoning Officer

The Secretary states that the requirement of N.J.S.A. 10:4-9 et. seq., “Sunshine Law” has been met. A notice of this meeting was published in the Record-Transcript and sent to the Star Ledger on January 26, 2017 posted on the Bulletin Board in City Hall and the Office of the City Clerk.

**I. MEETING MINUTES**

- **November 3, 2017 Meeting**

Minutes will be discussed at the December 20, 2017 Historic Preservation Meeting since there is no quorum.

**II. NEW BUSINESS**

- A. Certificate of Appropriateness Application – 433 Adrienne Court, Orange, NJ (Repair steps and walkway, replace brick and slate with cornet and pavers)**

Ms. Gail Lacey appeared and is the owner of the property, which was built in 1959. She wants to repair the steps and walkway, replace brick and slate with cornet and payers, which has deteriorated due to weather and use.

**Motion to accept Ms. Lacey’s proposal for the pavers on the sidewalk and the concrete steps with cast stone trends.**

**Motion: Commissioner Matthews**

**Second: Commissioner Wells**

	<u>Yea</u>	<u>Nay</u>	<u>Abstained</u>	<u>Absent</u>	<u>NP</u>
Commissioner Keith Carroll				<input checked="" type="checkbox"/>	
Commissioner Kathy Dowd	<input checked="" type="checkbox"/>				
Commissioner Jody Leight	<input checked="" type="checkbox"/>				
Commissioner Brandon Matthews	<input checked="" type="checkbox"/>				
Commissioner Bruce Meyer				<input checked="" type="checkbox"/>	
Commissioner Janice Morrell				<input checked="" type="checkbox"/>	
Commissioner Yolanda Silverio				<input checked="" type="checkbox"/>	
Commissioner Troy Simmons		<input checked="" type="checkbox"/>			
Commissioner Abdiel Velez	<input checked="" type="checkbox"/>				
Commissioner Karen Wells	<input checked="" type="checkbox"/>				

**Motion approved.**

**B. Reconsideration – 664 Valley Street – COA approved at the April 19, 2017 meeting.**

Mr. Leon Brown appeared and is the manager of the property, which was built in late 1800 early 1910. He advised that they have discovered that the home has a lot of rotted wood and inquired as to what are the OPHC requirements for work that needs to be done on the house.

Commission advised that vinyl siding to clad to the exterior of the house is unacceptable. After discussion, it was agreed that the owner will: (1) replace the upper front stairs from the porch to the ground surface with wood stairs, both the tread and risers, which will be expanded in width to meet the column on the left and newel post on the right, with a wood banister railing; (2) install or repair concrete interior sidewalk and concrete steps below the front lawn grade change with the wrought iron railing; (3) replace the rotted wood clapboard around the house with new or repaired wood, which will be painted; and (4) existing vinyl wood-clad vinyl windows and/or historic windows to better preserve the original look of the home which is a contributing structure to the historic district.

**This reconsideration of the application by Mr. Brown and Mr. Goldstein for 664 Valley Street. Mr. Brown testified that there was more rotten wood than he anticipated and especially after he replaced the back stairs and really got into his request were two fold (1) cladding on the house and (2) the application to request to install vinyl siding is disapproved. Motion to replace upper front steps with wood steps, a wood railing, newel post at the bottom, if you can, and to widen the steps on either side to meet the column on the left and newel post on the right. Otherwise, wood risers and trend and meeting a concrete interior sidewalk covering interior pathway. The house will be sided with wood and Mr. Brown agreed to look into replacement windows that are not solely vinyl but that are wood vinyl mixture.**

**Motion: Commissioner Jody Leight**

**Second: Commissioner Kathy Dowd**

	<u>Yea</u>	<u>Nay</u>	<u>Abstained</u>	<u>Absent</u>	<u>NP</u>
Commissioner Keith Carroll				<input checked="" type="checkbox"/>	
Commissioner Kathy Dowd	<input checked="" type="checkbox"/>				
Commissioner Jody Leight	<input checked="" type="checkbox"/>				
Commissioner Brandon Matthews	<input checked="" type="checkbox"/>				
Commissioner Bruce Meyer				<input checked="" type="checkbox"/>	
Commissioner Janice Morrell				<input checked="" type="checkbox"/>	
Commissioner Yolanda Silverio				<input checked="" type="checkbox"/>	
Commissioner Troy Simmons	<input checked="" type="checkbox"/>				
Commissioner Abdiel Velez	<input checked="" type="checkbox"/>				
Commissioner Karen Wells	<input checked="" type="checkbox"/>				

**Motion passed.**

## **II. CONSENT AGENDA**

**ALL ITEMS LISTED WITH AN ASTERISK (\*) ARE CONSIDERED TO BE ROUTINE BY THE COMMISSION AND WILL BE ENACTED BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A COMMISSONER SO REQUESTS, IN WHICH EVENT, THE ITEM WILL BE REMOVED FROM THE GENERAL ORDER OF BUSINESS AND CONSIDERED IN ITS NORMAL SEQUENCE OF THE AGENDA.**

- \*17-2017** A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 434 Heywood Avenue, Block 6901, Lot 7 to replace shingle roof and gutters, to construct a fence and to replace siding on side walls
- \*18-2017** A resolution of the City Of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 644 Mosswood Avenue, Block 6601, Lot 25 to replace existing roof with asphalt shingles.
- \*19-2017** A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 480-486 Valley Street, Block 5004, Lot 41 to replace shakes on façade of garage with siding.
- \*20-2017** A resolution of the City of Orange Township Historic Preservation Commission granting Certificate Of Appropriateness for 255 Stirling Avenue, Block 6701, Lots 12 and 17 to add a front porch and remove a chimney.
- \*21-2017** A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 662 Valley Street, Block 6202, Lot 23 to replace siding, a portion of rear roof, stairs and windows.
- \*22-2017** A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 566 McChesney Street, Block 6006, Lot 2 to repair and replace front porch.

- \*23-2017 A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness for 641 Lincoln Avenue, Block 6301, Lot 12 to replace existing slate roof with asphalt shingles.
- \*24-2017 A resolution of the City of Orange Township Historic Preservation Commission granting Certificate of Appropriateness to 252 Stirling Assoc., LLC, for Block 6705, Lot 4 to replace roof and siding.

**Motion:** Commissioner Brandon Matthews      **Second:** Commissioner Troy Simmons

	<u>Yea</u>	<u>Nay</u>	<u>Abstained</u>	<u>Absent</u>	<u>NP</u>
Commissioner Keith Carroll				<input checked="" type="checkbox"/>	
Commissioner Kathy Dowd	<input checked="" type="checkbox"/>				
Commissioner Jody Leight	<input checked="" type="checkbox"/>				
Commissioner Brandon Matthews	<input checked="" type="checkbox"/>				
Commissioner Bruce Meyer				<input checked="" type="checkbox"/>	
Commissioner Janice Morrell				<input checked="" type="checkbox"/>	
Commissioner Yolanda Silverio				<input checked="" type="checkbox"/>	
Commissioner Troy Simmons	<input checked="" type="checkbox"/>				
Commissioner Abdiel Velez	<input checked="" type="checkbox"/>				
Commissioner Karen Wells	<input checked="" type="checkbox"/>				

**Motion passed.**

**VII. OTHER BUSINESS**

**A. ZONING OFFICER – Secretary Joyce L. Lanier read into the Minutes administrative approvals of the following applications. They were replacing in accordance with the guidelines using in-kind materials.**

- **434 Berkeley Avenue** – Replacement of existing roof with like-kind materials (asphalt shingles and style) – no altering or deviating from existing appearance or style.
- **188 Stirling Avenue** – Replacement of roof with Timberline shingles. Replacing roof with like-kind materials – no altering or deviating from existing appearance or style.
- **495 Highland Avenue** – Replacement of roof with Slateline shingles. Replacing roof with like-kind materials – no altering or deviating from existing appearance or style.
- **466 New England Terrace** – Replacement of roof with asphalt shingles. Replacing roof with like-kind materials – no altering or deviating from existing appearance or style
- **498 Seven Oaks Court** – Replacement of existing 3-tab Timberline shingles. Replacing roof with like-kind materials – no altering or deviating from existing appearance or style.

- **245 Stirling Avenue** – Emergency repair – replacement of exiting damaged roof with asphalt Timberline shingles – no altering or deviating from existing appearance or style.

B. DESIGN GUIDELINES – Condense more concise version

Design Guidelines are still being worked on. Commission was not ready to discuss Design Guidelines.

**VIII. PENDING BUSINESS**

The next meeting with the Board of Education will be held on December 11, 2017. A full report will be provided after meeting.

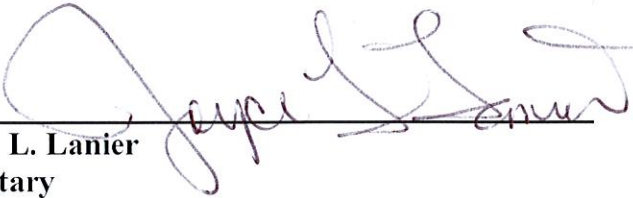
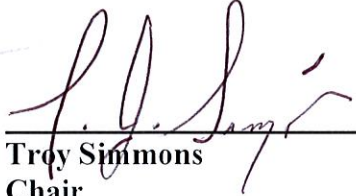
**Adjourn Meeting:**

**Motion to Adjourn: Commissioner Karen Wells Second: Commissioner Brandon Matthews**

**Adjournment Time: 8:38 p.m.**

*Next Regular Meeting is scheduled for Wednesday, December 20, 2017 at 7:30 p.m. at City Hall Council Chambers, 4<sup>th</sup> floor, Orange, N.J.*

**APPROVED:**

	
_____ Joyce L. Lanier Secretary	_____ Troy Simmons Chair