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BOROUGH OF LITCHFIELD HISTORIC DISTRICT COMMISSION 2187 Litchfield, Connecticut 06759

The Borough of Litchfield Historic District Commission held **Public Hearings** on **Thursday, January 15, 2026** at the Pilgrim House, First Congregational Church, 21 Torrington Road, Litchfield, Connecticut. The hearings were called to order by Chairman, Wendy Simoncelli, at 7:00 pm.

Present were Commissioners: Wendy Simoncelli, Norman Ambrose-Sauer, Glenn Hillman, Julia Metcalf, Tony Cecchinato and Jarett Monterio (Alt).

Commissioners Absent: Bob Whelan (Alt)

Also present were: John Kinnear, Patricia Peiffer, Chris Verrilli, Olivia Brandon, Kevin Main and Robyn Ryle.

The Chair explained the procedure for conduct of the hearings. Mr. Hillman, Clerk, read the legal advertisement of each hearing as published.

1. The public hearing published January 9, 2026 in the Republican American, Application #2634, Alexandra Champalimaud and Bruce Schnitzer, 89 South St, to rebuild and modify existing garage and build addition convened at 7:01 pm. The Commission reviewed the application with John Kinnear, Architect, who provided full size updated plans and photographs of the house. Materials list is on the plans. Commission requested existing elevation outline with an overlay of the new plans to compare the proposed addition. Application will be held over until the February 5, 2026 meeting, pending receipt of the requested overlay diagrams.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:27 pm.

2. The public hearing published January 9, 2025 in the Republican American, Application #2635, Adrian Utrilla, 103 Meadow St, to install a stockade fence convened at 7:28 pm. The Commission reviewed the application. Application held over until February 5, 2026, pending receipt of pictures and plot plan.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:29 pm.

3. The public hearing published January 9, 2025 in the Republican American, Application #2636, Oren Boynton, 211 North St, to install 500 gallon propane tank, replacing two existing tanks convened at 7:30 pm. The Commission reviewed the application. Application held over until February 5, 2026 to allow a Commissioner to take pictures of the site showing visibility from the public way and to check if Applicant is willing to have the tank buried due its size.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:32 pm.

Respectfully submitted,
Glenn Hillman, Clerk

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The **Regular Meeting** of the Borough of Litchfield Historic District Commission was held at the Pilgrim House, First Congregational Church, 21 Torrington Rd, Litchfield, Connecticut on **Thursday, January 15, 2026.**

I. Call To Order

Chairman Wendy Simoncelli called the meeting to order at 7:32 pm.

II. Recording of Attendance:

Present were Commissioners: Wendy Simoncelli, Glenn Hillman, Norman Ambrose Sauer, Julia Metcalf, Tony Cecchinato and Jarett Monterio.

Commissioners Absent: Bob Whelan (Alt)

Also present were: John Kinnear, Christopher Verrilli, Olivia Brandon, Patricia Peiffer, Kevin Main and Robyn Ryle.

III. Business Pertaining To Certificates of Appropriateness.

1. Application #2634, Alexandra Champalimaud and Bruce Schnitzer, 89 South St, to rebuild and modify existing garage and build addition. Application held over until the next meeting of February 5, 2026, pending receipt of a plan of existing elevation with overlay.
2. Application #2635, Adrian Utrilla, 103 Meadow St, to install a stockade fence. Application held over until the next meeting on February 5, 2026 pending receipt of pictures and plot plan.
3. Application #2636, Oren Boynton, 211 North St, to install 500 gallon propane tank, replacing two existing tanks. Application held over until the next meeting on February 5, 2026 pending taking pictures and to ask if the homeowner would consider burying the tank.

IV. Other Business:

1. Public participation

- a. Review and/or acceptance of new applications.

1. Application #2637, Jasmine and Jarett Monterio, 60 Meadow St., to demolish and rebuild existing garage. The Commission reviewed the application with Jarett Monterio and John Kinnear, Architect, who presented plans, pictures and specifications. The windows will be vinyl 6 over 6 simulated divided light and there will be black steel garage doors and vertical cedar shake siding. The roof will be Timberline asphalt charcoal shingles.

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2. Application #2638, Christopher Verrilli, 132 Meadow St., to replace windows. The Commission reviewed the application with Christopher Verrilli and Olivia Brandon, Window Representative for Renewal by Anderson, who provided a window schedule with specifications.
3. Application #2639, Macauley and Peter Sullivan, 42 Old South Rd., to replace existing palladian windows on east dormers with single double-hung windows with shutters. The Commission reviewed the application with Kevin Main, Prospect Mountain Builders, who presented plans and specification sheets.

At 7:59 pm Ms. Metcalf made a motion to change the order of business to accommodate a resident who would like to speak. Mr. Hillman seconded and the motion carried unanimously.

Patricia Peiffer of 8 Torrington Road asked as to where to place the historic date plaque for their home. The plaque was taken down to paint the house. The Commission stated there is no specific location required, but if it will be different from the original location the homeowner will need to make an application to the HDC.

4. Ms. Simoncelli shared that Brett Seamans, Supervisor/Senior Projects Manager, Public Works, Litchfield, CT inquired via email about installing a temporary ice skating rink behind the town hall. The Commission agreed that it is not in their purview since it is a temporary structure and therefore an application is not required.
 5. Application #2640, 115 North St, Anthony Champalimaud to install 2 propane 120 gallon tanks on top of composite crushed stone near garage in back. The Commission reviewed the application.
 6. Application #2641, Borough of Litchfield, Center Green, to install a granite natural stone, no more than 3 feet tall, with plaque as a tribute to the men and women who contributed to the Revolutionary War effort. Alice Ridgeway on behalf of the planning committee for the 250th Anniversary of the United States Independence applied. A letter of agency from Borough Warden, Gayle Carr, was provided. The Commission reviewed the application.
 7. Waiver, Kimberly Christopher, 63 Meadow St., to replace damaged unusable garage doors with steel mahogany Wayne Dalton Garage doors, since is not visible from the public way.
- b. Other Business that may properly come before the Commission.

Ms. Simoncelli and Mr. Ambrose Sauer shared with the Commission the conversation they had with Mary Dunn from the State Historic Preservation Office (SHPO) who explained the ways SHPO can support the HDC as they proceed with the possible Section 106 Review of the DOT plans for road and traffic control changes, as well as, other helpful programs. Mr. Ambrose Sauer's key take away from the conversation was the SHPO provides tools and guidance to help educate

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Borough & Town residents and local government officials on topics such as the economic value of historic preservation.

V. Correspondence: None.

VI. Approval of Minutes:

Mr. Hillman made a motion to approve the minutes from December 18, 2025. Mr. Ambrose Sauer seconded. All in favor. Motion carried.

VII. Executive Session: Pending Litigation

None

VIII. Adjournment:

There being no further business, Mr. Metcalf made a motion to adjourn at 8:36 pm, seconded by Mr. Cecchinato and the motion carried.

Respectfully submitted,
Glenn Hillman, Clerk