

FINAL

BOROUGH OF LITCHFIELD HISTORIC DISTRICT COMMISSION 2187 Litchfield, Connecticut 06759

The Borough of Litchfield Historic District Commission held **Public Hearings** on **Thursday, June 18, 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, Glenn Hillman, Julia Metcalf and Bob Whelan (Alt).

Commissioners Absent: Norman Ambrose Sauer, Tony Cecchinato and Jarett Monterio (Alt).

Also present were: Tim Pikiell, Father Matthew Collins, Jock & Lee Lawrason, David Horne, Ty Rugman, Kathy Jennett, Brett Seamans, Chris Verrilli, Rabbi Eisenbach and Robyn Ryle. Diti Glazer joined by phone.

Ms. Metcalf made a motion to seat Mr. Whelan as a regular member for this meeting. Mr. Hillman seconded. All in favor. Motion carried.

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

1. The public hearing published June 12, 2026 in the Republican American, Application #2658, St Louis de Montfort Parish, 49 South St, to install ductless HVAC system, convened at 7:02 pm. The Commission reviewed the application with Tim Pikiell and Father Collins who provided additional pictures of the elevations and a sample of the piping, which could be painted to match the color of the brick.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:09 pm.

2. The public hearing published June 12, 2026 in the Republican American, Application #2661, 69 West St LLC, 69 West St, to install 8 exterior cameras and install fence around property, convened at 7:09 pm. The Commission reviewed the application with Rabbi Eisenbach, in person and Diti Glazer, CEO Horizon Security Systems/10X Construction by speaker phone. An updated application and pictures were reviewed. It was confirmed that the 4" x 4" cameras will be located under the eaves of the building. The proposed fencing is metal and wood clad with 6ft tall privacy panels. The footprint of the proposed fence starts at the front corners of the building and extends parallel to West St going east and west respectively, then turns 90 degrees and continues south on both sides of the property, and then joins across the back of the property with a continuation of the fence. The Commission explained that the wood clad the applicant presented is customarily used in the back of a structure for privacy and asked if they would consider a picket fence style which would be more in keeping with the Historic District. The applicant stated the aluminum gate will also be wood clad and will track left to right. Diti Glazer commented that they have not chosen a manufacturer yet and cannot provide specifications because the applicant needs to

FINAL

get the approval from HDC to provide to FEMA in order to secure the funding before going to the manufacturer. Conversation took place as to the location of the fence and after lengthy discussion Rabbi Eisenbach explained he would prefer to consult with his Engineer on the location and style of the fencing and then present it to HDC. Meeting held over until July 2, 2026.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:37 pm.

3. The public hearing published June 12, 2026 in the Republican American, Application #2663, David Horne and Ty Rugman, 124 North St., to install air conditioning condenser, convened at 7:38 pm. The Commission reviewed the application with David Horne and Ty Rugman.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:40 pm.

4. The public hearing published June 12, 2026 in the Republican American, Application #2664, Kathy and Francis Jennett, 156 West St., to construct a 24'x 32' garage, concrete foundation, 2 side windows, convened at 7:41 pm. The Commission reviewed the application Kathy Jennett who provided a picture and specifications of the 2 garage doors they chose and confirmed the muntins will be exterior.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:43 pm.

5. The public hearing published June 12, 2026 in the Republican American, Application #2665, Elizabeth Devos, 228 Meadow St., to replace K style gutters with bronze colored round gutters, convened at 7:44 pm. The Commission reviewed the application.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:44 pm.

6. The public hearing published June 12, 2026 in the Republican American, Application #2666, Alan and Lynne Sherman, 154 Old South Rd., to install a generator and propane tank on the south side of the house, convened at 7:45 pm. The Commission reviewed the application. The Commission received clarification it will be two 120 gallon tanks placed to the side of the garage and behind a fence segment that shields the tanks from view from the public way.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:47 pm.

7. The public hearing published June 12, 2026 in the Republican American, Application #2667, Susanne Casadei, 90 Meadow St., to replace windows, convened at 7:47 pm. The Commission reviewed the application. The Commission has not received a Letter of Agency or clarification as to if the windows will have exterior muntins as requested. Therefore the meeting will be held over until July 2, 2026.

FINAL

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:50 pm.

8. Application #2668, Town of Litchfield, Community Field, 58 North Lake St., to replace roof on the pavilion with GAF architectural shingles, convened at 7:50 pm. The Commission reviewed the application with Brett Seamans, Supervisor/Senior Project Manager, Town of Litchfield,

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:52 pm.

9. Application #2669, William Lienhard and Launa Schweizer, 44 South St., to place a granite bench on front lawn on south side of property, place a sign on side of house, and extend roof over existing slab on back of barn, convened at 7:51 pm. It was noted due to a Clerk error the previous owner's names were listed on the Public Hearing notice. The current owners Jock and Lee Lawrason were present to review the application with the Commission and provided a brief history of the granite bench and confirmed the slab will be 7'x18" and confirmed placement on the side of the house of the 6"x24" plaque. Discussion took place as to the content and placement of the sign which will not be visible from public way. Plaque will be made of mahogany wood. The extension of the roof will be on barn in back of property and not visible from the public way.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 8:02 pm.

10. Application #2670, Goshen Real Properties LLC, 59 West St., to replace existing sign, convened at 8:03 pm. The Commission reviewed the application.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 8:04 pm.

11. Application #2671, James and Deborah Lariccia, 19 Sheldon Rd Ext., to move solar panels from front roof to rear roof, convened at 8:04 pm. The Commission reviewed the application. This would allow the solar panels to be in compliance with the Historic District's policies.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 8:06 pm.

12. Application #2672, Town of Litchfield 37 West St., rebuild existing enclosure around electrical transformer, electrical panels, and bollards, convened at 8:06 pm. The Commission reviewed the application Brett Seamans, Supervisor/Senior Project Manager, Town of Litchfield, who clarified the fence will be 6 ft high and match the other fence in the municipal parking lot.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 8:08 pm.

Respectfully submitted,
Glenn Hillman, Clerk

FINAL

BOROUGH OF LITCHFIELD HISTORIC DISTRICT COMMISSION 2187 Litchfield, Connecticut 06759

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, June 18, 2026**.

I. Call To Order

Chairman Wendy Simoncelli called the meeting to order at 8:08 pm.

II. Recording of Attendance:

Present were Commissioners: Wendy Simoncelli, Glenn Hillman, Julia Metcalf and Bob Whelan.

Commissioners Absent: Norman Ambrose Sauer, Tony Cecchinato and Jarett Monterio (Alt).

Also present were: Tim Pikiell, Father Matthew Collins, Jock & Lee Lawrason, David Horne, Ty Rugman, Kathy Jennett, Brett Seamans, Chris Verrilli and Robyn Ryle.

III. Business Pertaining To Certificates of Appropriateness.

1. Application #2658, St Louis de Montfort Parish, 49 South St, to install ductless HVAC system. Ms. Metcalf made a motion to open the app for discussion. Mr. Hillman seconded. All in favor. Motion carried. After discussion Ms. Metcalf made a motion to approve the application with the following stipulations, (1.) The 2 units on north wall most eastern be located together between basement windows. (2.) Plant (4) 8ft minimum Thuja Emerald Green Arborvitae in front of units to conceal them from view from the public way. (3.) Plant same on south side to block first unit from public way. Mr. Hillman seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea,

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

2. Application #2661, 69 West St LLC, 69 West St, to install 8 exterior cameras and install fence around property. Application held over until July 2, 2026 pending additional information including confirming fence footprint and proposing other fence styles in keeping with the Historic District.
3. Application #2663, David Horne and Ty Rugman, 124 North St., to install air conditioning condenser. Mr. Whelan made a motion to approve the application with the stipulation that an evergreen be planted to block the view from the public way of the unit. Ms. Metcalf seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

FINAL

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

4. Application #2664, Kathy and Francis Jennett, 156 West St., to construct 24'x32' garage, concrete foundation, 2 side windows. Mr. Hillman made a motion to approve the application as amended with the choice of the garage doors with exterior muntins. Mr. Whelan seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

5. Application #2665, Elizabeth Devos, 228 Meadow St., to replace K style gutters with bronze colored round gutters. Mr. Hillman made a motion to approve the application as submitted. Ms. Metcalf seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

6. Application #2666, Alan and Lynne Sherman, 154 Old South Rd., to install a generator and propane tank on south side of house. Ms. Metcalf made a motion to approve the application as submitted with the stipulation that the picket fence be extended to obscure the generator from view from the public way. Mr. Hillman seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

7. Application #2667, Susanne Casadei, 90 Meadow St., to replace windows. Held over to the next meeting on July 2, 2026, pending confirmation of exterior muntins and receipt of Letter of Agency.

8. Application #2668, Town of Litchfield, Community Field, 58 North Lake St., to replace roof on the pavilion with GAF architectural shingles. Ms. Metcalf made a motion to approve the application as submitted. Mr. Hillman seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

9. Application #2669, Jock and Lee Lawrason, 44 South St., to place a granite bench on front lawn on south side of property, place a sign on side of house, and extend roof over

FINAL

existing slab on back of barn. Mr. Hillman made a motion to approve the application as amended. Ms. Metcalf seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

10. Application #2670, Goshen Real Properties LLC, 59 West St., to replace existing sign. Mr. Hillman made a motion to approve the application as submitted. Mr. Whelan seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

11. Application #2671, James and Deborah Lariccia, 19 Sheldon Rd Ext., to move solar panels from front roof to rear roof. Ms. Metcalf made a motion to approve the application as submitted. Mr. Hillman seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

12. Application #2672, Town of Litchfield 37 West St., rebuild existing enclosure around electrical transformer, electrical panels, and bollards. Mr. Whelan made a motion to approve the application as submitted. Mr. Hillman seconded. All in favor. Motion carried.

The votes were: Hillman-yea, Whelan-yea, Metcalf-yea.

A Certificate of Appropriateness is hereby issued for work described in said application as stipulated and valid for one year from approval.

Other Business:

a. Review and/or acceptance of new applications.

1. Application #2673, Julie Shackett, 32 Sedgewick Lane, to replace propane tank. The Commission reviewed the application with Julie Shackett.
2. Update to previous Application #2638, Chris Verrilli, 132 Meadow St., add a new window on west elevation to match others. Application extended to 6/18/2027. The Commission reviewed the application update with Chris Verrilli.
3. Application #2674, Chris Verrilli, 132 Meadow St., to replace asphalt walkway with bluestone and to replace decking on 2nd floor balcony and 1st floor deck. The Commission reviewed the application Chris Verrilli.

FINAL

4. Application #2675, Michael Deleppo, 30 Tannery Brook Road to replace roof. The Commission reviewed the application with Michael Deleppo.
5. Application #2676, Margaret Sullivan, 173 Old South Rd., to replace 29 existing windows. The Commission reviewed the application.
6. Application #2677, St Louis De Montfort Parish, 49 South St, to replace generator and slightly relocate it. The Commission reviewed the application.
7. Application #2678, Jaime Richichi, 102 North St, to extend existing fence to cross driveway with gate. The Commission reviewed the application.
8. Application #2679 , John Martin, 82 Meadow St, to repair stairs off of patio on Woodruff St side. The Commission reviewed the application.
9. Application #2680, Dan Paradise, 187 Old South Rd, to install propane tank. The Commission reviewed the application.

b. Other Business that may properly come before the Commission.

V. Correspondence: None.

VI. Approval of Minutes:

Ms. Metcalf made a motion to approve the minutes from June 4, 2026. Mr. Hillman seconded. All in favor. Motion carried.

Mr. Whelan made a motion to approve the minutes from June 5, 2026. Mr. Hillman seconded. All in favor. Motion carried.

VII. Adjournment:

There being no further business, Ms. Metcalf made a motion to adjourn at 9:23 pm, seconded by Mr. Hillman and the motion carried.

Respectfully submitted,
Glenn Hillman, Clerk