

# FINAL

## BOROUGH OF LITCHFIELD HISTORIC DISTRICT COMMISSION 2187 Litchfield, Connecticut 06759

The Borough of Litchfield Historic District Commission held **Public Hearings** on **Thursday, November 20, 2025** 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: Chairman Wendy Simoncelli, Julia Metcalf, Norman Ambrose Sauer, Tony Cecchinato, Jarett Monterio (Alt), Bob Whelan (Alt)

Commissioners absent: Glenn Hillman

Also present were: Sean Fogarty, Ed Weik, Patricia Peiffer, Gretchen Donnelly, John Kinnear, John Jakimetz, Paul Hinkel, Catherine Jecture, and Robyn Ryle.

Ms. Metcalf made a motion to seat Mr. Whelan as a regular member and Acting Clerk for this meeting. Mr. Ambrose Sauer seconded. All in favor. Motion carried.

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

1. The public hearing published November 14, 2025 in the Republican American, Application #2625, Andrew and Natalia Clark, 51 Woodruff Lane, to install an A/C condenser convened at 7:02 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 7:03 pm.

2. The public hearing published November 14, 2025 in the Republican American, Application #2626, Belden House Holdings LP, 31 North St, to install new signs (stop, no turn, enter and exit signs) and replace building sign convened at 7:03 pm. The Commission reviewed the application with John Kinnear, Architect, who provided pictures of the signage already in place. John Kinnear also clarified that the building sign was the original Rose Haven sign, but painted with "Belden House and Mews". The Commission expressed concern about the amount of signage in front of the property and suggested that some of the signage is redundant with stop signs 8 feet apart. John Kinnear explained that he would go back to the DOT and relay the Historic District Commission's recommendation/decision about the historic appropriateness of the signage. This application will be held over to the HDC meeting on December 4, 2025, so Commissioners can make individual site visits and consider the signage.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:10 pm.

# FINAL

3. The public hearing published November 14, 2025 in the Republican American, Application #2627, John and Judy Acerbi, 132 West St, to install a new heat pump convened at 7:10 pm. The Commission reviewed the application with Ed Weik, Contractor, who provided a letter of agency and a map of the lot. Homeowners will plant evergreens to screen the unit from public view. Discussion took place as to the placement of and covering for the conduit. The Commission recommended wood sleeves painted white to hide conduit. The application was then amended.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:23 pm.

4. The public hearing published November 14, 2025 in the Republican American, Application #2628, Gretchen Donnelly, 70 East St, to replace roof convened at 7:24 pm. The Commission reviewed the application with Gretchen Donnelly.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:25 pm.

5. The public hearing published November 14, 2025 in the Republican American, Application #2629, Greater Litchfield Preservation Trust (GLPT), Post Office at 16 South St, to replace double hung windows convened at 7:25 pm. The Commission reviewed the application with Sean Fogarty and John Jakimetz, GLPT Directors, and Paul Hinkel, Architect. Paul Hinkel, provided updated plans and window specifications for green clad aluminum windows, which he proposes are historically appropriate for this commercial building and which have looked like this for over 43 years. Paul Hinkel also confirmed the windows in the annex are not being replaced.

There being no further members of the public present to speak in regard to the application, the public hearing was adjourned at 7:34 pm.

Respectfully submitted,  
Bob Whelan, Acting 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, November 20, 2025.**

I. Call To Order: Chairman, Wendy Simoncelli called the meeting to order at 7:34 pm.

II. Recording of Attendance:

Present were Commissioners: Wendy Simoncelli, Tony Cecchinato, Julia Metcalf, Norman Ambrose Sauer, Bob Whalen, and Jarett Monterio (Alt)

Commissioners Absent: Glenn Hillman

Also present were: Gretchen Donnelly, John Kinnear, Paul Hinkel, Sean Fogarty, John Jakimetz, Patricia Peiffer, Ed Weik, Catherine Jecture and Robyn Ryle.

III. Business Pertaining To Certificates of Appropriateness.

1. Application #2625, Andrew and Natalia Clark, 51 Woodruff Lane, to install an A/C condenser. Mr. Whelan made a motion to approve the application as submitted. Mr. Ambrose Sauer seconded. All in favor. Motion carried.

The votes were: Metcalf-yea, Cecchinato-yea, Whelan-yea, Ambrose Sauer-yea.

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

2. Application #2626, Belden House Holdings LP, 31 North St, to install new signs (stop, no turn, enter and exit signs) and replace building sign. This Application will be held over to the next meeting on December 4, 2025 pending individual site visits by the Commissioners.
3. Application #2627, John and Judy Acerbi, 132 West St, to install a new heat pump. Mr. Ambrose Sauer made a motion to approve the application as amended. Ms. Metcalf seconded. All in favor. Motion carried.

The votes were: Whelan-yea, Metcalf-yea, Cecchinato-yea, Ambrose Sauer-yea.

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

4. Application #2628, Gretchen Donnelly, 70 East St, to replace roof. Mr. Cecchinato made a motion to approve the application as submitted. Ms. Metcalf seconded. All in favor. Motion carried.

# FINAL

The votes were: Whelan-yea, Metcalf-yea, Cecchinato-yea, Ambrose Sauer-yea.

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

5. Application # 2629, Greater Litchfield Preservation Trust, Post Office, 16 South St, to replace double hung windows. Ms. Metcalf made a motion to approve the application but open it up for discussion. Mr. Ambrose Sauer seconded. Ms. Metcalf explained that she is in agreement with Paul Hinkel, Architect that the building historically has had green windows and it would be in keeping with the historic nature of the commercial building. Mr. Cecchinato was in agreement that it would be in keeping with the historic nature of the building and Mr. Ambrose Sauer and Mr. Whelan also agreed. All in favor. Motion carried.

The votes were: Whelan-yea, Metcalf-yea, Cecchinato-yea, Ambrose Sauer-yea.

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

#### IV. Other Business

a. Public participation. None

b. Review and/or acceptance of new applications.

1. Waiver, Catherine Jecture, 351 South St., to remove and replace 7'x15' rectangular deck in back of house with L shaped 5'x7'x8'x12' deck with Azek decking material and traditional railings, as deck is not visible from road. The Commission reviewed the application with Catherine Jecture.

At 7:49 pm, Mr. Ambrose Sauer made a motion to change the order of business to allow Patricia Peiffer, a Borough of Litchfield resident to speak. Mr. Cecchinato seconded. All in favor. Motion carried.

Patricia Peiffer, 8 Torrington Road, began by thanking the Commission for their decision to deny Application #2605b for a patio using astro turf. She then went on to explain that she attended the Board of Selectman's meeting for the Town of Litchfield where discussion took place regarding the Department of Transportation's (DOT) proposal to address traffic concerns within the Borough of Litchfield. She is asking for the Historic District Commission's guidance and support. Ms. Peiffer referenced the Secretary of the Interior standards for historic property preservation and suggested the HDC get involved to address any concerns they may have with the plans early on in the process. Ms. Peiffer went on to explain one of the proposals by the DOT is to have a traffic light placed in front of the Congregational Church (the most pictured church in New England) and change the traffic patterns of roads within the Borough. Further discussion took place and the Commission will research to see if they have any purview in regards to the plans and if the DOT should come before the Commission.

# FINAL

2. Application #2630, Jeffrey Russak, 8 Cobble Court, for new signs for Westerlind business. The Commission reviewed the application.
3. Waiver, Frank and Kathy Jennett, 33 West St., to replace wood flower/window boxes in kind. The Commission reviewed the application.

At 8:18 pm Chairman Ms. Simoncelli recused herself as the next applicant. Vice Chairman Mr. Ambrose Sauer was seated as Acting Chair.

4. Waiver, Wendy and James Simoncelli, 182 East St., replace split rail fencing and posts in kind. The Commission reviewed the application with Wendy Simoncelli.
5. Waiver, Wendy and James Simoncelli, 182 East St., to repoint two chimneys, cap one and add screening to other. The Commission reviewed the application with Wendy Simoncelli.

At 8:25 pm Ms. Simoncelli was reseated as Chairman and Mr. Ambrose Sauer was reseated a Vice Chair.

c. Any other business that may properly come before the Commission.

Ms. Metcalf made a motion to approve the 2026 meeting schedule. Mr. Cecchinato seconded. All in favor. Motion carried.

Ms. Metcalf reported that HDC Attorney Steven Byrne filed the paperwork with the Court for non-compliance of 22 East St for failure to rebuild chimneys that were removed without HDC approval.

V. Correspondence: None

VI. Approval of Minutes.

Mr. Whelan made a motion to approve the minutes from November 6, 2025 with minor changes. Ms. Metcalf seconded. All in favor. Motion carried.

VII. Adjournment.

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

Respectfully submitted,  
Bob Whelan, Acting Clerk