

**HISTORIC DISTRICT COMMISSION  
TOWN OF JAFFREY, NEW HAMPSHIRE  
DRAFT - MINUTES OF MEETING**

September 4, 2014

Present: Rob Deschenes, Nancy Lloyd, Marijean Parry , Ron Reid, Kit Schiele, Rick Stein

Absent: Jack Minter, Thomas Rothermel

Guests: Jane Cunningham, Abutter; Janet Grant and Gwen Gundlach representing The First Church of Jaffrey; and Rob Stephenson

Chairman Ron Reid called the meeting to order at 7:00 pm.

**MINUTES:**

Minutes from August 7, 2014 meeting were reviewed after the Public Hearing as a time courtesy to guests. Rick Stein motioned to approve the minutes and Marijean Parry seconded. The motion passed unanimously and the minutes approved.

**PUBLIC HEARING:** Ellen Avery, 12 Laban Ainsworth Way, Jaffrey, NH 03452 – Map 228/Lot 73  
[Application 1-2014]

Variance-

- 1) Paint the house exterior of her home from white to Chestertown Buff (Ben Moore Paint HC-9)
- 2) Paint Trim white
- 3) Paint Shutters either green or black tbd
- 4) Repair screened porch roof

Notices of a Public Hearing were sent certified mail to 3 abutters, (Jane and Richard Cunningham, The First Church of Jaffrey, Suzanne and David Oliver and applicant, Ellen Avery. A completed application, sample board of the paint color, and a check in the amount of \$5.00 was provided to the Secretary on 8/19/14. The application was accepted by the committee members.

The Chairman requested guests speak so their remarks become part of the Minutes.

Ron called for Abutters not in favor:

Janet Grant and Gwen Gundlach spoke on behalf of The First Church of Jaffrey. They indicated that a vote was taken at a special meeting of the church council on 8/31/14 where a majority of council members were against acceptance because 1) of the architectural integrity the house holds with the church and common and 2) the effect the reflective color would cast into the east façade windows of the church. Both the visual of the house wall and the light cast inward during services would be a distraction during services. FCJ would prefer the HDC not allow permission for this application as it stands.

Rob Stephenson discussed the ensemble of buildings and its roots in Greek Revival architectural and history in Jaffrey Center and further out to NH/ New England. Rob felt the color would be disruptive and inappropriate based on the printed guidelines and the building style. In Rob's research, Cloud White (Ben Moore) has become the color of choice for white buildings based on significant study by expert advice.

Gwen Gundlach agreed with both Janet Grant and Rob Stephenson and included that it was felt this was not a subtle color.

Ron Reid called for Abutters in favor:

Jane Cunningham spoke about her support for the color change and believes this is a soft, muted color. She referred to evidence that yellow was a color used on the home in the past. The Cunninghams are in favor of allowing the project.

Ron Reid noted the following:

“Referencing page 12 of our HDC Design Guidelines: In general, it is appropriate to retain an existing paint color scheme if it has been on the building for at least 50 years. That said, the following need to be addressed:

If a new paint scheme is desired then the colors should be appropriate for the building's style...how is the applicant addressing this?

How is the applicant addressing the new color in an historic context?

Has there been on site paint archeology?

How does the proposed color fit into the context of the neighborhood?

Is there community support or opposition to the current proposal?

Rob Deschenes raised a point of order for continuance due to Ms. Avery's absence. The next meeting will take place at the Town Offices on Thursday, October 2, 2014.

#### **UNFINISHED BUSINESS:**

The committee discussed ways to distribute new guideline booklets to people living within the Historic District as well as to local Realtors. Rick Stein suggested providing a copy to each new resident who moves into the district as well. Nancy Lloyd and Kit Schiele will implement distribution to current and new residents as well as getting the information to Realtors. Booklets will be available at the Village Offices in the HDC file in the conference room and is currently online on the town website.

#### **NEW BUSINESS:**

**PLANNING BOARD:** Rob Deschenes reported on the Carey Road project where after a site visit, it was decided to shift the subdivision plans to 3 lots from the original 4 lot plan.

**SELECTMEN'S REPORT:** Tom Rothermel was absent so there was no report.

The next meeting of the Commission will be held on Thursday, October 2, 2014 and will be conducted at the Village Offices. As always, meetings are open to the public.  
The meeting adjourned at 8:01 pm.

Respectfully submitted  
Kit Schiele, Secretary