



CITY OF PLAINFIELD
HISTORIC PRESERVATION COMMISSION
 515 WATCHUNG AVENUE, ROOM 202
 PLAINFIELD, NEW JERSEY 07060



Adrian O. Mapp, Mayor

William H. Michelson, Chairman
 Lawrence T. Quirk, Vice Chairman

MEETING MINUTES- PLAINFIELD HISTORIC PRESERVATION COMMISSION
NOVEMBER 27, 2018, 7:30 PM. CITY HALL 1ST FLOOR LIBRARY, 515 WATCHUNG AVENUE, PLAINFIELD, NEW JERSEY

Call to Order and Public Notice

Chairman Michelson called the meeting to order at 7:36 P.M. and in conformance with the Open Public Meetings Act read aloud the following: "In compliance with the Open Public Meetings Act, this is a regularly scheduled meeting of the Historic Preservation Commission of the City of Plainfield. Adequate notice of this meeting has been given in accordance with the Open Public Meetings Act, the annual meeting schedule was published in the Courier-News, and copies of the meeting schedule are posted in the offices of the City Clerk and Planning Division. I ask that everyone including Commission members please turn their cell phones to silence or vibrate and not take or send any electronic messages during this meeting."

Roll Call

2018 Historic Preservation Commission Name, Class Designation (Term Ends)	1/23/18	2/27/18	3/27/18	4/24/18	5/22/18	6/26/18	7/24/18	8/28/18	9/25/18	10/23/18	11/27/18	12/18/18
Mario Camino, Class A (12/31/2020)	X	X		X	X	*	X	X		*	X	
John Favazzo, Class A (12/31/2021)	X	X	X	X	X	C			X	C	X	
William T. Garrett, Class B (12/31/2019)	X	X		X		A	X	X	X	A		
Sandra Gurshman, Class B (12/31/2018)	X	X	X	X	X	N	X	X	X	N	X	
William H. Michelson, Class B (12/31/2018)	X	X	X	X	X	C		X	X	C	X	
Lawrence T. Quirk, Class A (12/31/2021)	X	X	X	X	X	E	X	X	X	E	X	
Gary F. Schneider, Class C (12/31/2019)	X	X		X		L	X	X	X	L	X	
Reginald Thomas, Class A (12/31/2018)	X		X	X		L	X	X	X	L		
Member 9 VACANT (unexpired term ends 12/31/2020)	n/a	n/a	n/a	n/a	n/a	E	n/a	n/a	n/a	E	n/a	
Gail Smith Alexander, Alternate Member 1 (12/31/2020)	n/a	n/a	n/a	n/a	n/a	D	X	X	X	D	X	
James Plummer, Alternate Member 2 (12/31/2020)	n/a	n/a	n/a	n/a	n/a	*	n/a	n/a	X	*		

Also present: HPC Consultant Barton Ross, HPC Secretary Scott Bauman

Presentation of September 25, 2018, Meeting Minutes

Commissioner Gurshman made a motion to approve the September 25, 2018, meeting minutes as submitted. Commissioner Schneider seconded the motion and it was unanimously approved by voice vote.

New Business

1. Presentation of the 2018 Historic Preservation Service Award to John A. Grady

Co-Author of "Images of America Plainfield", and "Plainfield, New Jersey's History & Architecture"

Via telephone conference call, the Historic Preservation Commission presented former Plainfield resident John A. Grady with the 2018 Historic Preservation Service Award consisting of a signed certificate award, and a \$100 Visa gift card. Chairman Michelson summarized Mr. Grady's long years of dedicated service to the cause of historic

preservation in Plainfield including his work in establishing the Van Wyck Brooks Historic District, chairmanship of the Historic Preservation Commission and the creation, along with the late Dorothe Pollard, of the books “Images of America, Plainfield”, and “Plainfield, New Jersey’s History and Architecture.”

Mr. Grady, who now resides in Williamsburg Virginia, thanked the Commission by speakerphone for the award. Mr. Grady thanked Dorothe Pollard for her contributions to both books. Mr. Grady said he is looking forward to visiting New Jersey in 2019.

2. **Presentation of the 2018 Historic Preservation Project Award to Michael Sylvester of Garden Construction, LLC**
The Historic Preservation Commission presented Michael Sylvester of Garden Construction, LLC with the 2018 Historic Preservation Project Award consisting of a signed certificate award, and a \$100 Visa gift card. Mr. Sylvester contributed to the stabilization and restoration work to 116-122 Crescent Avenue by replicating and replacing intricate latticework on a ca. 1880 Italianate house; this work not only preserved the integrity of the building itself but added to the preservation of the streetscape of the Crescent Avenue Historic District. Mr. Sylvester was not present to accept his award; HPC Secretary Bauman said he will deliver the award to Mr. Sylvester.

3. **Certificate of Appropriateness HPC 2018-14. Applicant: Jabril Sanders
648 Belvidere Avenue. Block 906, Lot 6. Netherwood Heights Historic District**
HPC Secretary Bauman informed the Commission that the applicant served notice and the Commission has jurisdiction to hear the proposal. Mr. Jabril Sanders of 648 Belvidere Avenue introduced himself and informed the Commission that he proposes to install a 4 foot high decorative aluminum fence along the perimeter of the front yard area, install a 6 foot high wooden privacy fence along the side and rear yard perimeter, and incorporate gates into the front yard fencing across the driveway and front yard walkway.

Chairman Michelson thanked Mr. Sanders for improving his property and asked Mr. Sanders about other work that is needed to the house including paint, roofing, porch, and driveway maintenance. Vice Chairman Quirk walked through the proposal with Mr. Sanders, ensuring the applicant and the Commission were clear about what style and material fence is going where on the property. Commissioner Gurshman asked questions about the gates and how the fencing will look from Woodland Avenue. Commissioner Favazzo recommended installing the fences one foot in from the property line in order to allow routine maintenance of the fence without encroaching on the neighboring property.

Chairman Michelson asked Mr. Sanders why he picked an aluminum fence; Mr. Sanders said he is not in favor and would like to pursue a custom wooden fence. Mr. Sanders explained he is an experienced woodworker and likes challenges. After further discussion, Mr. Sanders agreed to the Commission carrying his application to the January 2019 meeting.

Chairman Michelson opened the meeting to the public; Dan Wolk of 661 Belvidere Avenue offered to help Mr. Sanders with his project. Chairman Michelson closed the public portion of the meeting. With no further questions from the Commission, Vice Chairman Quirk made a motion to carry the application to January 22, 2019. Commissioner Schneider seconded the motion and it was unanimously approved by voice vote.

Unfinished Business

1. **Replacement of Pemberton Avenue Culvert at Cedar Brook Park**
Historic Consultant Mr. Ross reported he is working with the county’s consulting engineers on achieving a historic grey concrete color for the culvert. He will keep the Commission updated as the project progresses.
2. **FY 2019 Historic Preservation Commission Budget Worksheet**
Commissioners want to ensure that funds are in place in 2019 for consulting services, certified mailings related to the district expansion, the Tri-County History Fair, awards program, NAPC and PNJ memberships, and workshop/seminar registrations for commissioners.

3. Proposed Expansions to the Van Wyck Brook and Netherwood Heights Historic Districts

Chairman Michelson reported that the Commission will file an application with the Planning Board in 2019; property owners in the areas considered for district expansions will be notified by certified mail. Chairman Michelson is reviewing the application submission requirements and will report to the Commission as the matter develops.

4. Tri-County History Fair, September 29, 2018

Commissioner Alexander reported that she volunteered to represent the Commission at the Tri-County History Fair; the fair went well in her opinion. Commissioner Alexander said a tri-fold presentation for future presentations would help passers-by see the presentation more easily, rather than approaching the table and looking at handouts and books.

5. \$22,500 Certified Local Government Grant

Chairman Michelson announced that the New Jersey Department of Environmental Protection, Historic Preservation Office has awarded the city a Certified Local Government Grant to undertake an update to the Historic Preservation Element of the municipal master plan. Planning Division staff and state representatives will soon have a kick-off meeting. Chairman Michelson will keep commissioners posted.

6. 810 Central Avenue. Block 760, Lot 10. Van Wyck Brooks Historic District

Chairman Michelson reported that the property owner has filed a lawsuit in U.S. District Court versus the City of Plainfield and the Zoning Board of Adjustment. The Historic Preservation Commission is not part of the lawsuit. Chairman Michelson said he will report on this matter when he hears of anything happening.

Adjournment

There being no further business, Commissioner Schneider made a motion for adjournment, seconded by Commissioner Camino; all voted in favor, none opposed. The meeting adjourned at 8:58 P.M.

Respectfully submitted,

Scott Bauman

Scott Bauman, PP, AICP

Plainfield HPC Secretary

Prepared December 7, 2018

Approved by the Historic Preservation Commission: December 18, 2018