

Gorham Historic Preservation Commission

Meeting held March 23, 2021

Members present at the meeting:

Michael Towle

Nancy Kenty

Noah Miner

Bruce Roullard

Tyler Gowen

Marsha Traill

Also present:

Freeman Abbot, Town of Gorham Code Enforcement Officer

Paul Kennedy, owner Blue Pig Diner

Virginia Wilder Cross, Town Council

Andrew Earle, Applicant

Bob Lowell, American Journal

The meeting was called to order by Bruce Roullard, Chair at 5:33 p.m.

Minutes of the previous meeting held on 1/21/21 were approved after motion by Noah Miner and second by Nancy Kenty

Bruce Roullard gave some background on 8 College Avenue, the subject of this meeting. A few weeks ago he got notice that the ell at 8 College Avenue had been taken down and he called Freeman Abbott the CEO who visited the property, confirmed the demolition and issued a Stop Work Order. Andrew Earle should have received a demo permit from this Commission before demolishing the ell. He has now applied for an "after the fact" permit and approval of that permit is the first item on the agenda.

Andrew Earle explained what happened by saying that his contractor after beginning work found that the ell was unsafe and could not be restored and took it upon himself to tear it down. Andrew was away at the time and agrees that the appropriate process was not followed.

Discussion ensued; Bruce asked if it was down to the foundation and Andrew said it was and also that what was under it was a crawl space. Andrew also said the outside walls had gone up on the ell where they were previously.

Freeman said that in addition, interior walls, stairs, etc. had gone in, much more work than was appropriate at this stage because what had been issued so far was permission just to make the building weather tight.

Discussion ensued. Because the goal is to have the project move forward, everyone agreed that the "after the fact" demo permit for the ell could be approved. Noah so moved, Nancy seconded and the vote was unanimous.

Part B of the Second item on the agenda was to review the proposed construction of the new ell.

Andrew stated that everything will remain the same; the ell will be exactly as it was.

Noah raised the issue of the height of the wall of the new ell and said it appears to be significantly higher than what was there. He visited the site today and also had a photo Freeman Abbott had sent him which he shared with the parties to the meeting. Andrew seemed to think that it was not higher but was just a function of the visual of the wall next to what was part of the shed next to the ell. Freeman said he would check it out to see whether it is higher or not and Andrew agreed that if it was, it would be fixed.

Andrew stated that the Planning Board meeting is April 6 and asked that the Commission approve so he is not delayed to another meeting. Discussion ensued as to issuing a conditional permit.

It was moved by Nancy Kenty and seconded by Noah Miner as follows:

MOVED:

The commission will issue a Certificate of Appropriateness for the ell at 8 College Avenue conditioned upon confirmation from Freeman Abbot, the Gorham CEO, as communicated to Bruce Roullard, Chair of the Commission, that the ell construction conforms as to elevation, foot print, exterior design and exterior dimensions as to what previously existed on the property.

All the attending members approved the Motion.

There being no further business the meeting adjourned at 6:25 p.m.

Respectfully submitted

Marsha Weeks Traill, Secretary