

## **Westfield Historic Preservation Commission (HPC) Meeting Minutes**

**Meeting Date:** Monday March 26, 2018

**In Attendance:** Neal Acito, Jennifer Jaruzelski, Doug Stokes, Joseph Biren, James Corcoran, Robert Wendel, Maria Boyes, Michael Fisher, Alison Carey, Michael LaPlace

**Absent:** Kelly Kessler, David Hagan, Jenn Czarnecki. Meeting run by James Corcoran in Kelly's absence.

- Minutes of 2/26/2018 meeting reviewed and approved by Commission.
- Statement of Compliance with the Open Public Meetings Act read and acknowledged.

The following agenda items were discussed:

### **1. Update on Committees**

#### **Communications Committee:**

- Information Officer being hired by the town; will sign off on all content for website and Facebook and will take place in the next 30-60 days. This delays any real action on Facebook and web page.
- Draft mission statement created by Maria and Jenn J; distributed for review and feedback
- Community Room at Town Hall has been booked for several dates throughout the year and draft topics were distributed; request for topics and ideas for engagement
- Draft of new HPC logo presented. An old logo exists but most members agree that something new and fresh is needed.
- Discussion on engaging realtors and getting good statistics on value of buying historic homes and leveraging 'Westfield Living' magazine, which will be mailed to all residents starting April.

#### **Designation and Historic Homeowner Relations Committee:**

- Walnut Street: discussion regarding inclination of neighbors to designate and Tom Jardim's efforts to engage homeowners; none are moving in a positive direction. Several members reached out to Marjut Kokkola-Korpela and Juha Korpela at 304 Walnut (& Lawrence), who are willing to discuss designation of the 3-house block with Triangle park but other neighbor not interested. Committee will continue outreach options.
- 256 West Dudley: neighbor initially interested in hosting a coffee/discussion regarding designation is now moving. Property is being marketed as a tear-down.
- 1481 West Broad: Kelly continues conversations with homeowners and options to move the home. Quote from WA Building Movers passed around for review. 3-part sub-divide has been dropped; 2-part subdivide may move forward.
- Newell home: designation to be forthcoming.
- Volunteer need to draft letter to engage homeowners; assign interns and start photo blog.
- Plaques and signs need to be used for designated homes.

#### **Historic Preservation Plan Committee:**

- Update on listing of homes in Historic Preservation Plan
- Certified Local Government application complete and has moved to next stage.

#### **Award Committee:**

- Initial categories introduced, including Restoration, Sympathetic Addition, Painting and Notable Individual
- Awards will be rolled out in phases: Homeowner Awards targeted for Spring and Student Awards in the Fall; discussion of adding additional awards next year
- Enlist help of interns, recreate files and display previous award winners at Library

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- Boxes of HPC documents were found in Town Administrator's office/attic and include information about former award winners. Time will be scheduled to go through boxes and all relevant documents should be scanned.

### Funding Incentives Committee:

- State of NJ nor Union County offer preservation funding programs; new legislation is pending
- State of Georgia buys and restores homes; further research required
- Other suggestions include: façade easements and researching Cape May and others.

### Historic Research Committee:

- General update

### Certified Local Government Committee:

- Shared information learned at State-sponsored preservation workshop included: guidelines for protocols, personal information & money never part of discussion for HPC.
- Application is complete and has been sent to Don, to be filed by end of March

### Historic Preservation Ordinance Review Committee:

## 2. Other Items/New Business:

- Discussion of town landmarks that are in jeopardy and designation 'quick hits', including Kehler Stadium, Mindowaskin Park, Triangle Park, various schools, downtown. Need to tie into Westfield 300 year anniversary.
- Discussion re: designation of more homes and working with Planning Board to preserve them. Data is needed and HPC needs to work with Realtors to appreciate historic homes. James and Neil will work to provide statistics on demolished homes by next meeting.
  - Need new ideas for local investment including incentives for local contractors to "preserve and flip" historic homes. James and Michael Fisher to find stats backing financial value of historic homes.
- Preservation Conference attended by Maria and Jen. Information about Municipal Land-use laws, zoning, etc.
- Westfield 300 Anniversary Committee: Jen J asked by the Chair to be HPC representative; Unanimous agreement by the Commission.
- Establishment of goals and priorities for the year. Verbal agreement on the following goals: Education & Outreach, Certified Local Government, Planning & Certification and Administration & Operations. Committees will be assigned to each goal.

## 3. Public Comments

- Debbie Burslem (256 Kimball Ave):** reminded Commission that demo permits are a town function and Westfield does not have a robust enough process for approval, as well as no enforcement of penalties for violations. Which Committee should work on this?
- Vadim Rud (111 Cowperthwaite Place):** attending as concerned citizen and expressed concern for neighborhoods 'in play'. Encouraged HPC to educate and incentivize community to made preservation 'contagious' and a major theme of living in Westfield.

Meeting adjourned at approximately 9:40 PM