

**BOROUGH OF WEST CAPE MAY
HISTORIC PRESERVATION COMMISSION
MARCH 10, 2022**

The regularly scheduled meeting of the West Cape May Historic Preservation Commission was held on this date at the West Cape May Borough Hall. Jim Barnes, Susan Hoffman, Ami Menz, Loretta Saggiomo, Barbara Tillman and Elan Zingman-Leith were in attendance. David DeTorre was excused. Mayor Carol Sabo, Architect Joseph Courter, Contractor Chris McDuell, Norm Roach, Administrative Officer, Mr. and Mrs. Christopher Angeli and Hilary Pritchard were also present.

Jim Barnes, Chairman, called the meeting to order at 7:00 PM, led the Pledge of Allegiance to the Flag, and announced that the meeting was being recorded and that it was being held in compliance with the Open Public Meetings Act of 1975, as it was advertised in the Star and Wave on January 12, 2022. Barbara Tillman was eligible to vote for an absent member.

MINUTES: Minutes of February 10, 2022, were read and approved on the approved motion of Mr. Mr. Zingman-Leith and Ms. Tillman, Mr. Barnes abstaining.

APPLICATIONS: On a roll call vote on the unanimously approved motion of Mr. Zingman-Leith and Ms. Menz, Application #22-04 for a Permit for Minor Work was approved for Rich and Jamie Ogle to create a paved sidewalk and patio in the rear of their non-contributing property at 603 Park Boulevard. There was no public comment.

On a roll call vote on the unanimously approved motion of Ms. Menz and Ms. Hoffman, Application #22-05 for a Permit for Minor Work was approved for concept design for Suzanne Wood to make renovations to her home at 115 Leaming Avenue, with submission of these clarifications: the location of the LED flood light, the type of shutter hardware to be used, the addition of top and bottom rails on the deck railing. There was no public comment.

On a roll call vote on the unanimously approved motion of Ms. Hoffman and Mr. Zingman-Leith, Application #22-06 for a Permit for Minor Work was approved for Francis Stonis to replace the sidewalk at his home at 503 Broadway with a crushed stone sidewalk. There was no public comment.

On a roll call vote on the unanimously approved motion of Ms. Saggiomo and Ms. Hoffman, Application #22-07 for a Permit for Minor Work was approved for Jorgen Punda to replace the front porch decking of his home at 128 Eldredge Avenue. There was no public comment.

On a roll call vote on the unanimously approved motion of Mr. Zingman-Leith and Mr. Barnes, Application #22-08 for a Permit for Minor Work was approved for Parker and Stina Smith to install imitation wrought iron aluminum fencing on their non-contributing property at 123 East Mechanic Street. It was suggested that a design with more Victorian references be utilized. There was no public comment.

On a roll call vote on the unanimously approved motion of Mr. Zingman-Leith and Ms. Menz, Application #22-10 for a Permit for Minor Work was approved for Gary Padussis to affix signage to his building at 139 North Broadway. There was no public comment.

On a roll call vote on the unanimously approved motion of Mr. Barnes and Ms. Menz, Application #22-11 for a Permit for Minor Work was approved for Lynne Mastrelli to construct a wood platform for HVAC condensers in the rear of her property at 523 Broadway.

On a roll call vote on the unanimously approved motion of Mr. Barnes and Mr. Zingman-Leith, Application #22-12 for a Permit for Minor Work was approved for Christopher Angeli to affix signage to his building at 517 Broadway. There was no public comment

On a roll call vote on the unanimously approved motion of Mr. Barnes and Ms. Hoffman, Application #22-09 for a Permit for Minor Work, previously approved by committee, was memorialized for Michael Tramutolo to replace the wooden walkway at his property, 110 North Broadway, with concrete. There was no public comment.

Joseph Courter and Chris McDuell presented requested photographs of 416 Broadway depicting a terraced wall on that property. On the motion of Mr. Barnes and Ms. Menz, approval for construction of a terraced wall on the Broadway and Congress Street sides of the property was granted. *The roll call vote*: J. Barnes – Yes; A. Menz – Yes; L. Saggiomo – No, B. Tillman – Yes; E. Zingman-Leith, - No. The applicant will submit a new materials list for HPC approval, replacing all inappropriate red concrete block with a natural product such as bluestone. There was no other public comment.

PLANNING/ZONING APPLICATIONS: Mr. Barnes, Planning/Zoning liaison, presented a zoning application for HPC comment on the request to move access steps at the Wertz property, 124 Pearl Avenue. The Commission has no issue with making access to the front of the building by moving the location of the steps.

OTHER BUSINESS – REDISTRICTING:

Mr. Zingman-Leith is in the process of writing a Statement of Significance, requested by the Borough attorney.

PUBLIC COMMENT:

Hilary Pritchard, addressed the Board, suggesting that other properties in the Borough might be included in the Historic District extension, though they may not be of the Victorian era. Mr. Zingman-Leith remarked that buildings must be fifty years old to qualify for designation and assured Ms. Pritchard that the Commission is still open to including other properties.

INFORMAL DISCUSSION: There was no informal discussion.

ADJOURNMENT: On the roll call vote on the unanimously approved motion of Ms. Menz and Mr. Barnes, the meeting adjourned at 8:16 PM.

Respectfully submitted,
Loretta F. Saggiomo, Secretary