

Dear Historic District Commission,

I am the owner of 8 Elm Avenue (Knight-Peck Tavern) on the Norwichtown green. Its 40+ year old oil furnace and air conditioning system need replacing. We hope to perform this work in May, 2020. Please review the following and the attached photographs and let me know what additional information would be useful to the Commission in considering my application. Two issues come to mind as perhaps needing a COA from the Commission:

1. The plan is to replace the furnace with a direct-vent natural gas furnace or boiler. Exact details haven't been worked out yet, but one approach would have an exhaust vent pipe exiting from a basement window, which will be visible from the street.
2. The plan is to replace the air conditioner outside condenser and move it from its present position (right next to the back door), to a position behind the laundry room addition to the house. This will not be visible from the street, but may be visible from the Norwichtown Cemetery.

Discussion regarding issue 1) above: We have spent approximately \$1,000 in the last three years repairing the current (40+ year old) furnace, and currently have combustion odors in our house. It will be replaced with a direct-vent natural gas furnace or boiler for efficiency and reliability reasons. The north side of the house is chosen for the location for the vent because: a) that is the only side of the house with basement windows and going through the solid sill would be difficult, b) the south end of the house has a difficult to access crawlspace, c) the front would be unacceptable, and d) the back would interfere with use of the back yard. A photograph of the north and west (front) sides of the house with the basement windows noted is included. Two other houses on the green in the Historic District have these vents, see photographs 5 and 6 of 12 Elm Avenue and 55 East Town Street.

Discussion regarding issue 2) above: The location of the air conditioner outside condenser is to be moved to accommodate better use of the back yard. One quote we are considering specifies a new air conditioner condenser approximately 30" l x 33" w x 33" h, slightly smaller in height than the one to be replaced. The new air conditioner condenser will not be visible from the street. See photographs 8, 9, and 10 in which the blue recycling bin is standing in the position of the new air conditioner condenser. The new air conditioner condenser will be visible from the Norwichtown Cemetery (see photograph 9, a zoomed in view taken from the edge of my back yard before the land drops off into the stream). Photograph 11 shows the air conditioning condenser that one quote we are considering specifies.

Sincerely,

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