



**JOINT COMMITTEE PUBLIC MEETING**  
(Historic District Commission and Architectural Review Board)  
**NOTICE AND AGENDA**  
**Tuesday, February 2, 2021**

Meeting ID: 827 3915 6751  
Passcode: 975574  
One tap mobile  
+1 646 876 9923 US (New York)

Notice is hereby given that the Joint Committee of the Historic District Commission and the Architectural Review Board will hold a public meeting on **Tuesday, February 2, 2021** at 7:00 p.m. for the following purpose:

1. To approve minutes from the December 1, 2020 meeting.
2. To review and comment on the proposed exterior signage at **40 Post Road East/23 Jesup Road** (PID# C09//153/000) submitted by Linda Hopper for property owned by WinWest Post LLC/Win Properties Inc. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

Comments from the public will be received during the meeting. A copy of the application and Joint Committee agenda for the meeting is available on-line at [www.westportct.gov](http://www.westportct.gov), on the Town Calendar web page under February 2, 2021. Due to the closing of Town Hall to the public during the COVID-19 emergency, the Legal Notice, Agenda and application materials for the Historic District Commission hearing cannot be viewed in the Westport Town Clerk's Office or the Westport Historic District Commission Office at this time.

If you would like to give your Public Hearing comments by participating by video in the meeting, please send an email by noon on February 2, 2021, to [ddouglass@westportct.gov](mailto:ddouglass@westportct.gov) stating your name and address and the Public Hearing agenda item to which your comments will relate, and video meeting participation details will be emailed to you to enable you to participate by video in the Public Hearing.

Bill Harris  
HDC Chairman  
January 20, 2021

Ward French  
ARB Chairman  
January 20, 2021

*It is the policy of the Town of Westport that all Town-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in a meeting or event due to a disability as defined under the Americans with Disabilities Act, please contact Westport's ADA Coordinator at 203-341-1043 or [eflug@westportct.gov](mailto:eflug@westportct.gov) at least three (3) business days prior to the scheduled meeting or event to request an accommodation.*



**JOINT COMMITTEE**  
(Historic District Commission and Architectural Review Board)  
**DRAFT MINUTES**  
**Tuesday, December 1, 2020**

**Members Present:**

**Ward French, Co-Chair**  
**Vesna Herman, ARB Member**  
**Jon Halper, ARB Member**  
**David Mann, ARB Member**

**Bill Harris, Co-Chair**  
**Francis Henkels, HDC Member**  
**Scott Springer, HDC Member**

**Staff Present:**

**Donna Douglass, HDC Coordinator**

Notice is hereby given that the Joint Committee of the Historic District Commission and the Architectural Review Board held a public meeting on **Tuesday, December 1, 2020** at 7:00 p.m. for the following purpose:

1. To approve minutes from the November 4, 2020 meeting.

**The members unanimously voted to approve the minutes from the November 4, 2020 meeting.**

2. To approve minutes from the November 12, 2020 special meeting.

**The members unanimously voted to approve the minutes from the November 12, 2020 special meeting.**

3. To review and comment on the proposed exterior signage and painting exterior at **76 Post Road East** (PID# C09//150/000) submitted by Mike Henry for property owned by Barnes & Noble Bookseller. Comments offered at the meeting will be considered in anticipation of further zoning review and approvals.

**The members unanimously voted to approve the application as submitted.**

**Meeting Adjourned at 7:10 PM**

Bill Harris  
HDC Chairman  
December 2, 2020

Ward French  
ARB Chairman  
December 2, 2020

**Village District Overlay (VDO) Zone Westport Center §36:**

The purpose of this Village District Overlay (VDO) is to protect the distinctive character, landscape, and historic structures and development pattern within this Village District while encouraging a mixed use, walkable district that is attractive to residents, employees, and visitors. New construction or substantial rehabilitation in the Village District should be compatible with the existing character of the district and reinforce both the existing development patterns and connections to the Saugatuck River. (See copy of Westport Regulations §36-2 attached 9pgs)

**JOINT COMMITTEE  
Village District Overlay (VDO) Zone / Westport Center  
REVIEW and RECOMMENDATION**

PROPERTY ADDRESS: 40 Post Road East / 23 Jesup Road, Westport, CT 06880

OWNER OF RECORD: WinWest Post LLC Daytime Phone: 914-468-7319

OWNER'S ADDRESS: 10 Rye Ridge Plaza, Suite 200, Rye Brook, New York 10573 Email: ryarmy@winprop.com

APPLICANT'S NAME (if different): Linda Hopper Daytime Phone: 917-750-6487

If the applicant is unable to obtain property owner's signature, please submit a letter of authorization signed by the property owner with this application, as per §43-3.3.

APPLICANT'S ADDRESS: Westport Book Sale Ventures, Inc., 20 Jesup Road Westport CT 06880 Email: admin.book@westportbooksaleventures.org

  
Property Owner's Signature

  
Legal Representative's Signature (As authorized by owner)

- Required Review and Approvals for Properties Located in the VDO Zone:**
- Certificate of Appropriateness (if property is located within a local historic district or designated a local historic property)
  - Joint Committee Review and Recommendation of proposed design plans
  - Compliance Alternative for Joint Committee Review (if applicant requests consideration of an alternative approach that satisfies the intent of the design principles but is not in compliance with design standards)
  - Site Plan Approval by the Planning and Zoning Commission

**Prior to Joint Committee Review and Recommendation Meeting, please submit the following: (See annual meeting calendar with submission deadlines. The Joint Committee meets the first Tuesday of the month.)**

- This application completed and the following required materials to Historic District Commission Office, Room 108 203-341-1184.
- Seven (7) narrative description of the project, including construction details, proposed materials and how the improvements are consistent with the style or how the improvements vary, a rationale of why the variation should be, approved under Sec 36-2.2.
  - Seven (7) copies of the Historic Resources Inventory Form if the property is listed; (Available in HDC Office)
  - Seven (7) copies of site plan (11" x 17")
  - Seven (7) copies of existing style of the building
  - Seven (7) copies of scaled building plans, including existing conditions plans and proposed plans (11" x 17")
  - Seven (7) complete sets of photos showing the original historic building (if applicable), include photos of the buildings to either side of the proposed project and the view from across the street. A contrasting demonstration of the existing building in current streetscape and the proposed building within context of its surroundings
  - Other materials deemed appropriate by applicant to enable the Joint Committee to evaluate the design
  - E-mail an electronic version of ALL your submitted materials to [cleahy@westportct.gov](mailto:cleahy@westportct.gov).

**Joint Committee Recommendations to P&Z Commission are:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Joint Committee Chair's Signature: \_\_\_\_\_ Date: \_\_\_\_\_



January 14, 2021

Westport Book Shop  
23 Jesup Road  
Westport, Connecticut  
203-952-0070

### **Narrative Description of Proposed Work**

Westport Book Sale Venture, Inc., a nonprofit 501(c) plans to set up a second-hand bookstore called, Westport Book Shop, at 23 Jesup Road, Westport, CT 06880. Our organization works in partnership with the Westport Library, in processing and selling their book donations with the dual mission of raising funds to support the exceptional programming and operations of the Library, while providing meaningful competitive employment and volunteer opportunities for adults with disabilities.

Our retail business at 23 Jesup Road on the first floor only will occupy the space previously used by Lucy's.

#### ***Interior***

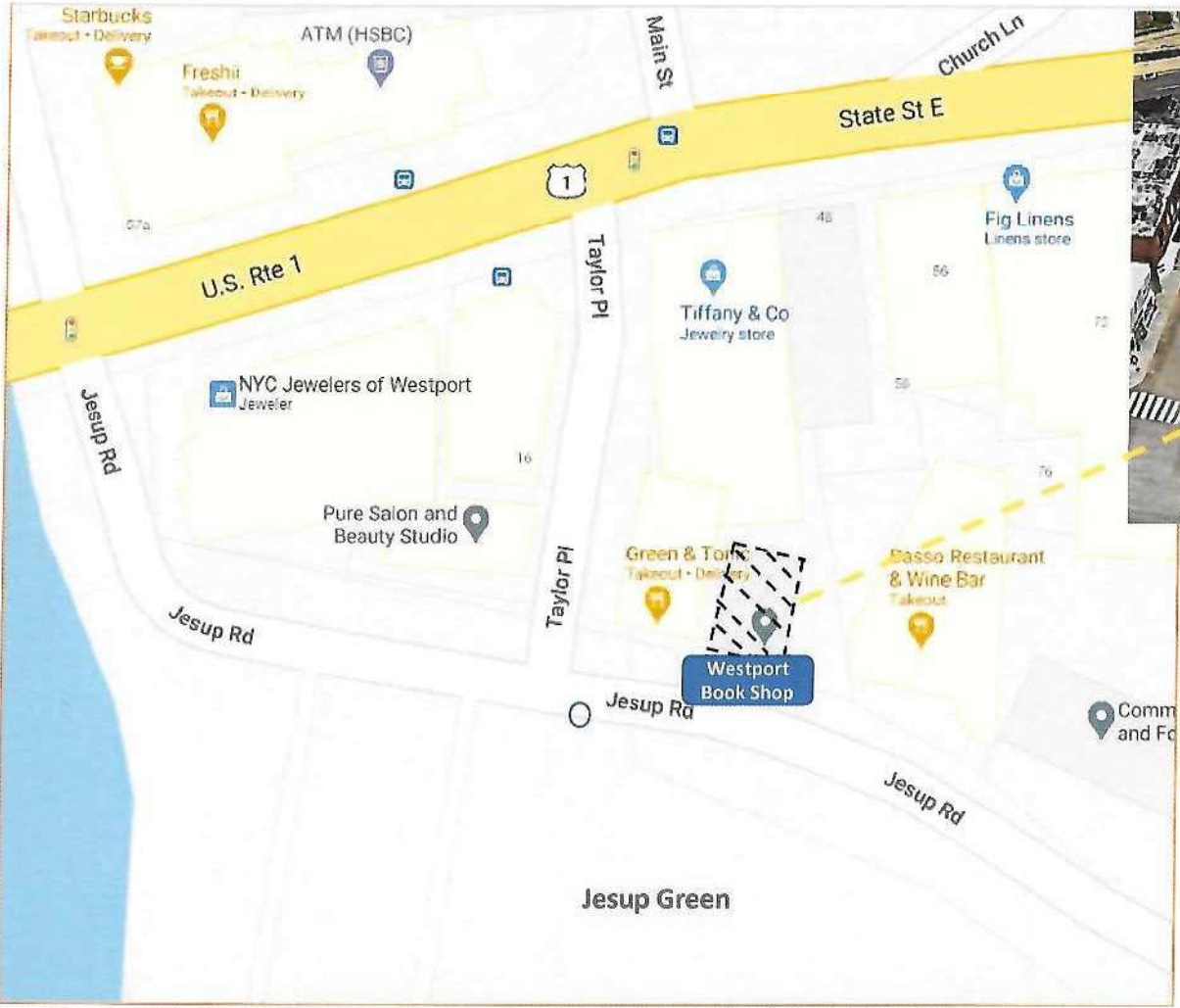
Westport Book Shop interior fit out will be limited to wall and ceiling patching and painting, cleaning and anchoring bookcases that are more than 5 feet tall to existing walls. All current vision windows will remain vision windows.

There will be no work done to existing heating, ventilation and air conditioning systems, plumbing or electrical or lighting systems. In addition, there will be no structural modifications.

#### ***Exterior***

Exterior work is limited to a new exterior sign and painting of exterior trim to match current color.





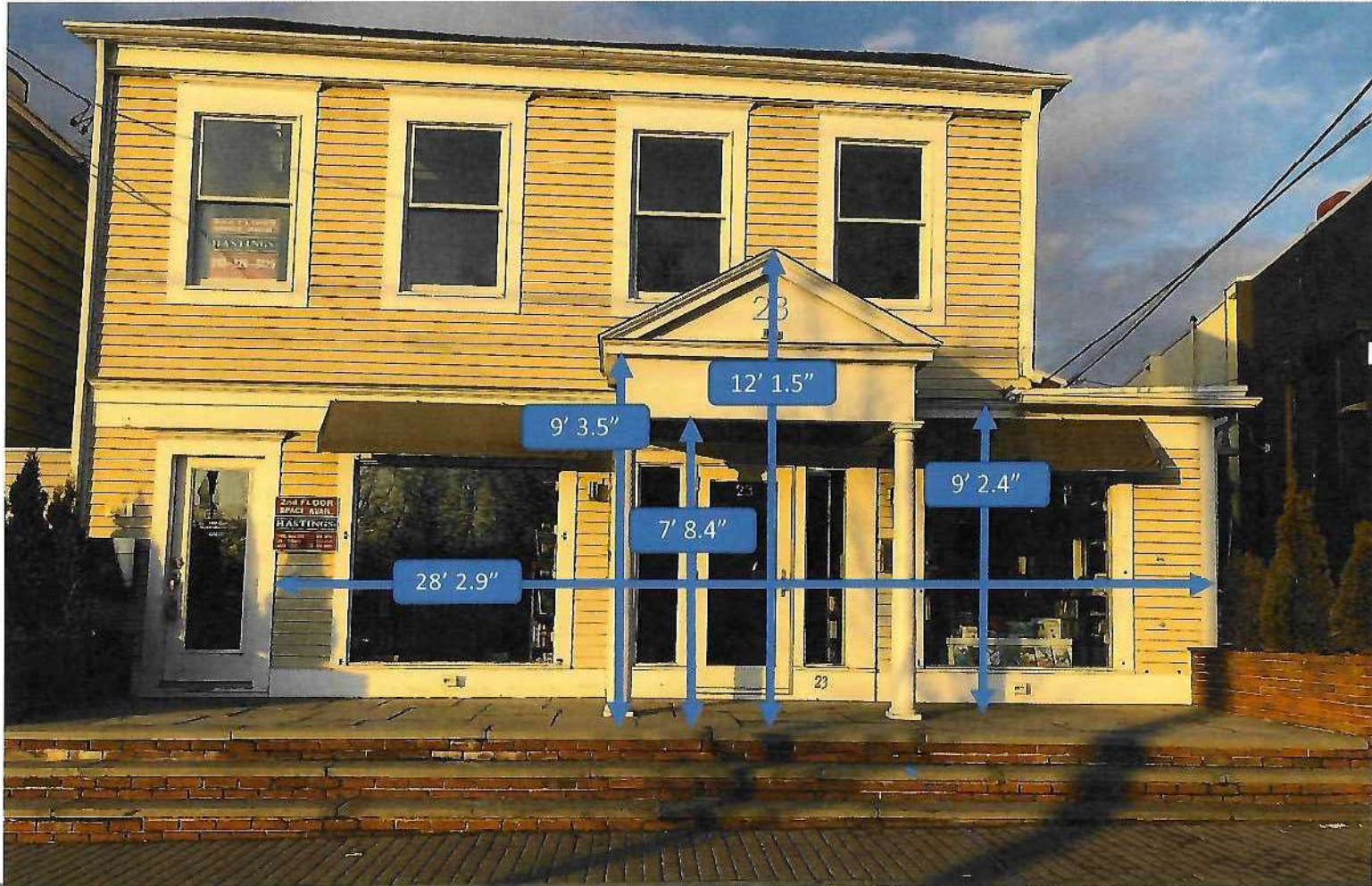
Building Location / Site Plan  
First Floor Only 23 Jesup Road, Westport, CT

January 15, 2021

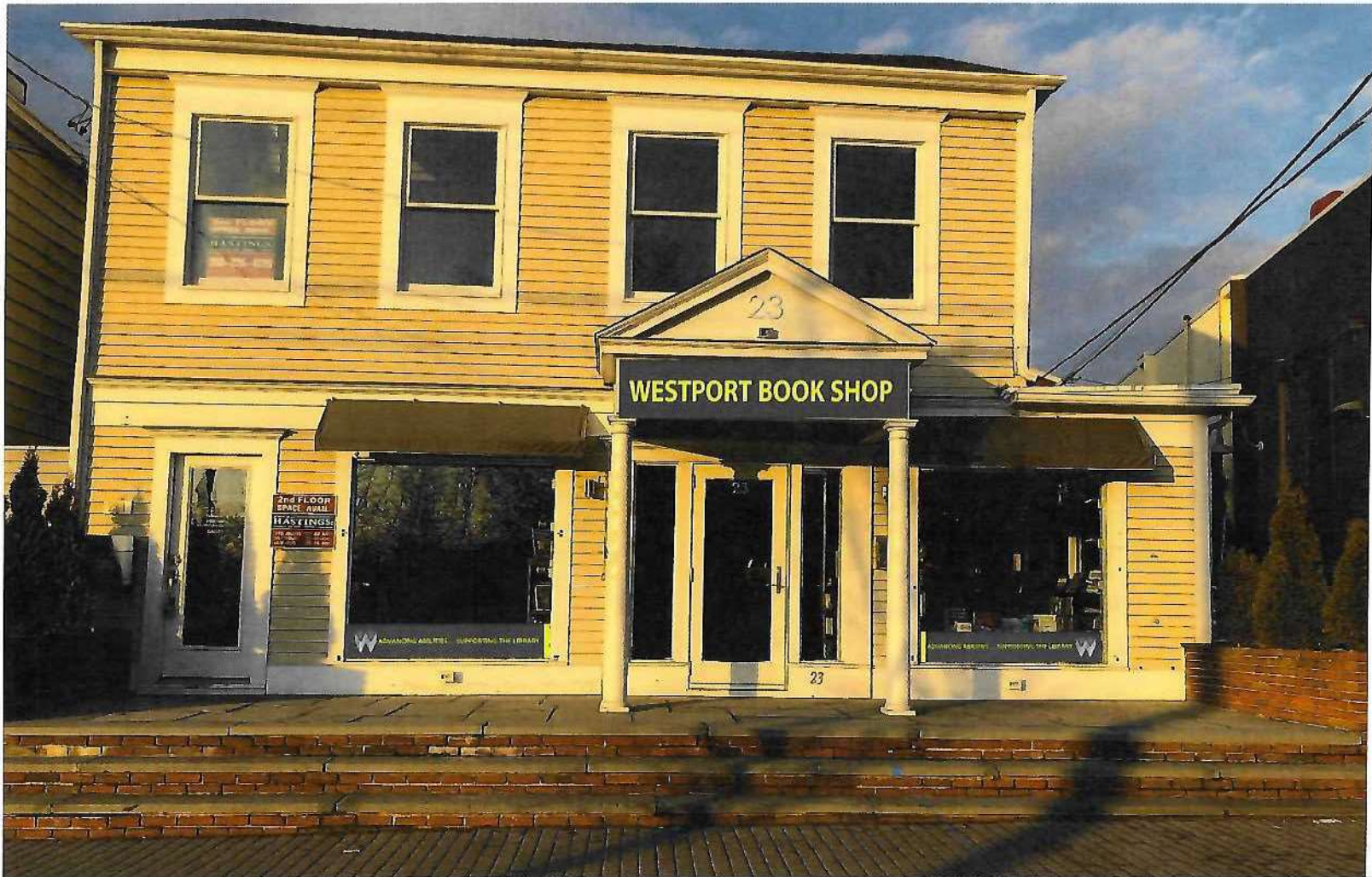












Proposed Store Signage  
Westport Book Shop, First Floor Only 23 Jesup Road, Westport, CT

January 1, 2021



# WESTPORT BOOK SHOP

Exterior Overhang Flat Sign  
92" X 18"



Removable Window Decal (Left Window)  
70" X 12"



Removable Window Decal (Right Window)  
70" X 12"







**WIN PROPERTIES, INC.**

10 Rye Ridge Plaza, Suite 200  
Rye Brook, NY 10573  
Tel (914) 468-7300 Fax (914) 468-7330

January 15, 2021

Town of Westport  
Westport Planning & Zoning  
110 Myrtle Avenue  
Westport, CT 06880

Re: Westport Book Shop  
23 Jesup Road  
Westport, CT 06880

Dear Sir or Madam:

This letter shall serve to confirm that Westport Book Shop, or their agent, is authorized to apply for and obtain a Building and Zoning Permit on behalf of Winwest Post, LLC, the owner of the property known as 21-23 Jesup Road, for the purpose of installing storefront signage on the space designated as 23 Jesup Road.

We appreciate your consideration in this matter. If you have any questions, or would like any additional information, please do not hesitate to contact the undersigned.

Sincerely,



Rick Yarny  
Director of Property Management  
Win Properties, Inc. as Agent for  
Winwest Post, LLC

Cc: Linda Monteiro-Hopper ([Lindamhopper@gmail.com](mailto:Lindamhopper@gmail.com))  
Westport Book Shop

HISTORIC RESOURCES INVENTORY  
BUILDINGS AND STRUCTURES

FOR OFFICE USE ONLY

HISTORIC DISTRICT COMMISSION  
TOWN HALL  
110 Myrtle Avenue  
Westport, CT 06880

Tax Map # 5301 Site # 21  
UTM: \_\_\_\_\_  
QUAD: \_\_\_\_\_  
District \_\_\_\_\_ S \_\_\_\_\_ NR  
If NR. Specify Actual Potential

203-226-8511 Ext. 210

IDENTIFICATION

1. STREET ADDRESS: 23 & 25 Jesup Green
2. BUILDING NAME: \_\_\_\_\_
3. TOWN/CITY: Westport
- VILLAGE: \_\_\_\_\_ COUNTY: Fairfield
4. OWNER(S): Realty Equities, Inc.

PUBLIC \_\_\_\_\_ PRIVATE X

5. USE:  
Present Offices, Apartments Historic 1 Family Dwelling

6. ACCESSIBILITY TO PUBLIC:

Exterior Visible from Public Road Interior Accessible  
X YES \_\_\_\_\_ NO \_\_\_\_\_ YES X NO

IF YES, EXPLAIN \_\_\_\_\_

DESCRIPTION

7. STYLE OF BUILDING: Federal
- DATE OF CONSTRUCTION: c. 1825

8. MATERIAL(S) (indicate use or location when appropriate)

X Clapboard X Wood Shingle \_\_\_\_\_ Board & Batton  
\_\_\_\_\_ Aluminum Siding \_\_\_\_\_ Asbestos Siding \_\_\_\_\_ Asphalt Siding  
\_\_\_\_\_ Stucco \_\_\_\_\_ Concrete Type: \_\_\_\_\_  
\_\_\_\_\_ Brick \_\_\_\_\_ Fieldstone \_\_\_\_\_ Cobblestone  
\_\_\_\_\_ Cut Stone Type: \_\_\_\_\_  
\_\_\_\_\_ Other (Specify): \_\_\_\_\_



9. STRUCTURAL SYSTEM

Wood Frame       Post and beam       Balloon  
 Load bearing masonry       Structural iron or steel  
 Other (Specify) \_\_\_\_\_

10a. ROOF (Type)

Gable     Flat     Mansard     Monitor     Sawtooth  
 Gambrel     Shed     Hip     Round  
 Other (Specify) \_\_\_\_\_

10b. ROOF (Material)

Wood Shingle     Roll Asphalt     Tin     Slate  
 Asphalt Shingle     Built-up     Tile  
 Other (Specify) \_\_\_\_\_

11. NUMBER OF STORIES: Two (2) plus attic

APPROXIMATE DIMENSIONS: \_\_\_\_\_

12. CONDITION

a. Structural:

Excellent     Good     Fair     Deteriorated ?

b. Exterior:

Excellent     Good     Fair     Deteriorated

13. INTEGRITY (Location):

On original site     Moved    20th C. WHEN?

ALTERATIONS:     Yes     No

If yes, explain: minor - porch slightly altered doorway expanded to two

14. RELATED OUTBUILDINGS OR LANDSCAPE FEATURES

Barn                       Shed                       Garage  
 Carriage House               Shop                       Garden  
 Other landscape features or buildings (specify) \_\_\_\_\_

15. SURROUNDING ENVIRONMENT

Open Land       Woodland       Residential  
 Scattered buildings visible from site       Commercial  
 Industrial       Rural       High building density

16. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS

Freestanding on small site facing Jesup Green. Now crowded by commercial buildings and a widened road. Still, along with its immediate neighbors comprises a scale and image of another period. Collectively they make a nice backdrop for this side of the Green to be enclosed by the new library.

17. OTHER NOTABLE FEATURES OF BUILDINGS OR SITE (interior and/or exterior)

- 6/6 windows
- wood shutters
- center chimney
- long, squat arched windows in gable eave *semi-elliptical fan light in gable eave*
- slight ~~trip~~ raincaps over windows
- gable with round posts, railing and seat at entry
- central portion original - wings added in 20th century

SIGNIFICANCE

18. ARCHITECT: \_\_\_\_\_

BUILDER: \_\_\_\_\_

19. HISTORICAL OR ARCHITECTURAL IMPORTANCE

Still very much displays original character of building albeit much crowded in on all sides by commercial buildings. Faces Jesup Green and therefore had areas of community activity at River's edge as well as the W. Jesup House which stood across from it. It was moved c. 1957-59 ~~possibly twice from State St. to Taylor Place. It once stood on State Street on site of Fine Arts Theatre. The front porch was altered - entry from front not sides. 1 seat removed.~~

SOURCES

1879 Map shows site bordered Jesup holdings  
not included on 1923 Map  
~~If on the site of Fine Arts Theatre possibly once owned by C. B. Wheeler.~~



PHOTO

PHOTOGRAPHER: L. McWeeney DATE: 1/84

VIEW: South (front) elevation NEGATIVE ON FILE: WHDC



COMPILED BY

NAME: B. Salvo DATE: 9/83

ORGANIZATION: Westport Historic District Commission

ADDRESS: Westport Town Hall - 110 Myrtle Avenue - Westport, CT 06880

20. SUBSEQUENT FIELD EVALUATIONS

21. THREATS TO BUILDING OR SITE

None Known Highways Vandalism X Developers  
Renewal Private Zoning X Deterioration



# HISTORIC RESOURCES INVENTORY BUILDING AND STRUCTURES

HISTORIC DISTRICT COMMISSION  
TOWN HALL  
110 Myrtle Avenue  
Westport, Connecticut 06880

203-226-8511 Ext. 210

FOR OFFICE USE ONLY	
Town No.: <b>5301</b>	Site No.: <b>21219</b>
UTM	
QUAD:	
DISTRICT	IF NR, SPECIFY
<input type="checkbox"/> S <input type="checkbox"/> NR	<input type="checkbox"/> Actual <input type="checkbox"/> Potential

IDENTIFICATION	1. BUILDING NAME (Common) _____ (Historic) _____	
	2. TOWN/CITY <b>WSPT</b>	VILLAGE _____ COUNTY <b>F</b>
	3. STREET AND NUMBER (and/or location) <b>23 <del>2425</del> JESUP GREEN (JEANIES TRAIL)</b>	
	4. OWNER(S) <b>CHARLES F. SCHAEFER &amp; MAX SHERLOCK CAPITAL</b> <input type="checkbox"/> REALTY <input checked="" type="checkbox"/> Private	
	5. USE (Present) <b>OFFICES APTS</b> (Historic) <b>1. FAM DWELLING</b> <input type="checkbox"/> Public <input checked="" type="checkbox"/> Private	
	6. ACCESSIBILITY TO PUBLIC: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	EXTERIOR VISIBLE FROM PUBLIC ROAD <input type="checkbox"/> Yes <input type="checkbox"/> No
	7. STYLE OF BUILDING <b>FEDERAL</b> DATE OF CONSTRUCTION <b>c. 1823 1825</b>	
	8. MATERIAL(S) (Indicate use or location when appropriate)	
	<input checked="" type="checkbox"/> Clapboard	<input type="checkbox"/> Asbestos Siding <input type="checkbox"/> Brick <input type="checkbox"/> Other (Specify) _____
	<input checked="" type="checkbox"/> Wood Shingle	<input type="checkbox"/> Asphalt Siding <input type="checkbox"/> Fieldstone
	<input type="checkbox"/> Board & Batten	<input type="checkbox"/> Stucco <input type="checkbox"/> Cobblestone
	<input type="checkbox"/> Aluminum Siding	<input type="checkbox"/> Concrete Type: _____ <input type="checkbox"/> Cut stone Type: _____
	9. STRUCTURAL SYSTEM	
	<input checked="" type="checkbox"/> Wood frame	<input type="checkbox"/> Post and beam <input type="checkbox"/> balloon
	<input type="checkbox"/> Load bearing masonry	<input type="checkbox"/> Structural iron or steel
<input type="checkbox"/> Other (Specify) _____		
10. ROOF (Type)		
<input checked="" type="checkbox"/> Gable	<input type="checkbox"/> Flat <input type="checkbox"/> Mansard <input type="checkbox"/> Monitor <input type="checkbox"/> sawtooth	
<input type="checkbox"/> Gambrel	<input type="checkbox"/> Shed <input type="checkbox"/> Hip <input type="checkbox"/> Round <input type="checkbox"/> Other (Specify) _____	
(Material)		
<input type="checkbox"/> Wood Shingle	<input type="checkbox"/> Roll Asphalt <input type="checkbox"/> Tin <input type="checkbox"/> Slate	
<input checked="" type="checkbox"/> Asphalt shingle	<input type="checkbox"/> Built up <input type="checkbox"/> Tile <input type="checkbox"/> Other (Specify) _____	
11. NUMBER OF STORIES <b>2 taller</b>	APPROXIMATE DIMENSIONS _____	
12. CONDITION (Structural) _____ (Exterior) _____		
<input type="checkbox"/> Excellent <input type="checkbox"/> Good <input type="checkbox"/> Fair <input type="checkbox"/> Deteriorated	<input type="checkbox"/> Excellent <input type="checkbox"/> Good <input checked="" type="checkbox"/> Fair <input type="checkbox"/> Deteriorated	
13. INTEGRITY (Location) _____ WHEN ? _____ (Alterations) _____ IF YES, EXPLAIN _____		
<input checked="" type="checkbox"/> On original site	<input checked="" type="checkbox"/> Moved <input type="checkbox"/> Yes <input type="checkbox"/> No <b>MINOR PORCH SLIGHTLY ALTERED</b>	
14. RELATED OUTBUILDINGS OR LANDSCAPE FEATURES		
<input type="checkbox"/> Barn <input type="checkbox"/> Shed <input type="checkbox"/> Garage	<input type="checkbox"/> Other landscape features or buildings (Specify) _____	
<input type="checkbox"/> Carriage house <input type="checkbox"/> Shop <input type="checkbox"/> Garden		
15. SURROUNDING ENVIRONMENT		
<input type="checkbox"/> Open land <input type="checkbox"/> Wood-land <input type="checkbox"/> Residential	<input type="checkbox"/> Scattered buildings visible from site	
<input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Indus-trial <input type="checkbox"/> Rural	<input type="checkbox"/> High building density	

**BCD**



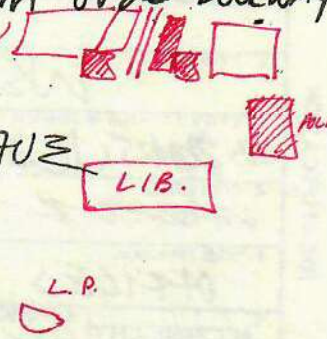
16. INTERRELATIONSHIP OF BUILDING AND SURROUNDINGS

FREESTANDING ON ~~THE~~ <sup>SMALL</sup> SITE FACING JESUP GREEN. NOW CROWDED BY COMM. BLDGS. AND A WIDENED ROAD.

*STILL, ALONG W/ ITS IMMEDIATE NEIGHBORS COMPRISES A SCALE & IMAGE OF ~~THE~~ ANOTHER PERIOD. COLLECTIVELY THEY MAKE A NICE BACKDROP FOR THIS SIDE OF THE GREEN 500 TO 185*

17. OTHER NOTABLE FEATURES OF BUILDING OR SITE (interior and/or exterior) ENCLOSED BY THE NEW LIBRARY.

- 6/6 WINDOWS
- WOOD SHUTTERS
- CTR. CHIMNEY
- LONG, SQUAT ARCHED WINDOW IN <sup>CABLE</sup> ~~W/~~ <sup>STAIR</sup> STAIR
- SLIGHT RAINCAPS OVER WINDOWS
- GABLE W/ <sup>ROUND</sup> POSTS, RAILING & SEAT AT ENTRY.
- CENTRAL PORTION ORIG - WINGS ADDED IN 20<sup>TH</sup> C.



18. ARCHITECT

BUILDER

19. HISTORICAL OR ARCHITECTURAL IMPORTANCE

*DR. ROGERS OFFICE / DR. BIENFIELD*

STILL VERY MUCH DISPLAYS ORIG CHARACTER OF ~~THE~~ BLDG ALBERT MUCH CROWDED IN ON ALL SIDES BY COMM. BLDGS. FACES JESUP GREEN & THEREFORE HAD VIEW OF COMM. ACTIVITY AT RIVER'S EDGE AS WELL AS THE W. JESUP HOUSE WHICH STOOD ~~ACROSS~~ FROM IT

*ASIE DOBSON ABOUT 1870 MOVED (c. 1957-59) POSSIBLY INVOLVED TWICE - FROM STATE ST. TO TRILCO.*

- ONCE STOOD ON STATE STREET ON SITE OF FINE ART TEATRO
- FRONT PORCH ALTERED - ENTRY FROM FRONT NOT SIDES. 1 SEAT ~~AND~~ REMOVED.
- 1879 MAP SHOWS SITE BORDERED JESUP HOLDINGS
- NOT INCLUDED ON 1923 MAP
- IF ON THE SITE OF FINE ARTS TEATRO POSS. ONCE OWNED BY C.B. WHEELER

PHOTOGRAPHER

DATE

L. Mcweeney

6/84

VIEW

NEGATIVE ON FILE

South (front) Elev.

WHDC

File # mg 17

NAME

DATE

Bruce Salvo

9/83

ORGANIZATION

WHDC

ADDRESS

Town Hall Westport

*LARGE PHOTO WAS*

Place

Photograph

Here

SUBSEQUENT FIELD EVALUATIONS

THREATS TO BUILDING OR SITE

None known

Highways

Vandalism

Developers

Other



STATE OF CONNECTICUT

**CONNECTICUT HISTORICAL COMMISSION**  
59 South Prospect Street, Hartford, CT 06106

**HISTORIC RESOURCES INVENTORY FORM**  
For Buildings and Structures

**CONTINUATION SHEET**

Item number: \_\_\_\_\_

PAL, Pawtucket, RI 02860  
June 2000

**Address:** 23-25 Jesup Road

**Name:** House

**NR District:**

**Local District:**

**Neg No.:** 17:10

**HRS ID No.:** 0406







## HISTORIC RESOURCES INVENTORY - BUILDING AND STRUCTURES

Please send completed form to: Stacey Vairo, National Register and State Register Coordinator,  
Connecticut Commission on Culture & Tourism, One Constitution Plaza, 2nd Floor, Hartford, CT 06103

\* Note: Please attach any additional or expanded information on a separate sheet.

### GENERAL INFORMATION

Building Name (Common) \_\_\_\_\_

Building Name (Historic) Salmon's Dry Goods Store/House

Street Address or Location 40-44 Post Road East

Town/City Westport Village \_\_\_\_\_ County Fairfield

Owner(s) Winwest Post LLC  Public  Private

### PROPERTY INFORMATION

Present Use: Commercial

Historic Use: Commercial/Residential

Accessibility to public: Exterior visible from public road?  Yes  No

Interior accessible?  Yes  No If yes, explain \_\_\_\_\_

Style of building Greek Revival Date of Construction ca. 1835

Material(s) (Indicate use or location when appropriate):

- |  |   |                                      |                                       |  |
|--|---|--------------------------------------|---------------------------------------|--|
| <input checked="" type="checkbox"/> Clapboard  | <input type="checkbox"/> Asbestos Siding                                | <input type="checkbox"/> Brick       | <input type="checkbox"/> Wood Shingle | <input type="checkbox"/> Asphalt Siding  |
| <input type="checkbox"/> Fieldstone            | <input type="checkbox"/> Board & Batten                                 | <input type="checkbox"/> Stucco      | <input type="checkbox"/> Cobblestone  | <input type="checkbox"/> Aluminum Siding |
| <input type="checkbox"/> Concrete (Type _____) | <input checked="" type="checkbox"/> Cut Stone (Type <u>Tiles</u> _____) | <input type="checkbox"/> Other _____ |                                       |  |

### Structural System

- Wood Frame  Post & Beam  Balloon  Load bearing masonry  Structural iron or steel  
 Other \_\_\_\_\_

### Roof (Type)

- Gable  Flat  Mansard  Monitor  Sawtooth  
 Gambrel  Shed  Hip  Round  Other \_\_\_\_\_

### (Material)

- Wood Shingle  Roll Asphalt  Tin  Slate  Asphalt Shingle  
 Built up  Tile  Other \_\_\_\_\_

Number of Stories: 2 Approximate Dimensions \_\_\_\_\_

Structural Condition:  Excellent  Good  Fair  Deteriorated

Exterior Condition:  Excellent  Good  Fair  Deteriorated

Location Integrity:  On original site  Moved When? \_\_\_\_\_

Alterations?  Yes  No If yes, explain: Storefront, modern replacement windows

**FOR OFFICE USE:** Town # \_\_\_\_\_ Site # \_\_\_\_\_ UTM \_\_\_\_\_

District:  S  NR If NR, Specify:  Actual  Potential

**PROPERTY INFORMATION (CONT'D)**

**Related outbuildings or landscape features:**

- Barn       Shed       Garage       Carriage House       Shop       Garden
- Other landscape features or buildings: \_\_\_\_\_

**Surrounding Environment:**

- Open land     Woodland     Residential     Commercial     Industrial     Rural
- High building density     Scattered buildings visible from site

- Interrelationship of building and surroundings:

See Continuation Sheet

- Other notable features of building or site (*Interior and/or Exterior*)

See Continuation Sheet

Architect \_\_\_\_\_ Builder \_\_\_\_\_

- Historical or Architectural importance:

See Continuation Sheet

- Sources:

See Continuation Sheet

Photographer PAL \_\_\_\_\_ Date \_\_\_\_\_

View \_\_\_\_\_ Negative on File \_\_\_\_\_

Name \_\_\_\_\_ Date 10/7/2011

Organization PAL \_\_\_\_\_

Address 210 Lonsdale Avenue, Pawtucket, RI 02860

- Subsequent field evaluations:

**Threats to the building or site:**

- None known     Highways     Vandalism     Developers     Renewal     Private
- Deterioration     Zoning     Other \_\_\_\_\_     Explanation \_\_\_\_\_



STATE OF CONNECTICUT

COMMISSION ON CULTURE & TOURISM  
STATE HISTORIC PRESERVATION OFFICE  
One Constitution Plaza, Second Floor, Hartford, CT 06103

FOR OFFICE USE ONLY

TOWN NO.:            SITE NO.:  
UTM: 18/\_\_\_\_/\_\_\_\_/\_\_\_\_/\_\_\_\_  
QUAD:  
DISTRICT:            NR: Actual  
                              Potential

HISTORIC RESOURCE INVENTORY FORM

For Buildings and Structures

CONTINUATION SHEET

Item Number: \_\_\_\_\_ Date: October 2011

PAL, Pawtucket, RI 02860

40-44 Post Road East, Westport, CT

Interrelationship of building and surroundings:

The building is located at the end of a long, commercial block on the southeast corner of the intersection of Main Street and Post Road East. It is set close to the intersection and faces north. Brick and concrete sidewalks border the south, west, and north elevations; and stone planters line the north elevation.

Other notable features of building or site (Interior and/or Exterior):

The commercial building is two stories tall, three bays wide, four bays deep, and constructed in the Greek Revival style. It has an asphalt-clad combination gable and flat roof with a gable parapet on the north (facade) elevation. The front gable parapet has denticulated trim in the gable. The original-gable front extended over the first and second stories and was supported by large brackets. The denticulated cornice wraps around the west elevation. The walls are clad in clapboard with stone tiles edging the lower half of the first story on the facade and west elevations. Multiple two-story additions on the south (rear) elevation have similar architectural features. The west elevations of the rear additions have flat roofs, wide cornices partially denticulated, and cornices that run between the first and second stories. The center of the west elevation has a one-story, enclosed porch. The storefront on the facade consists of a recessed entrance in the west bay with three-light double-doors flanked by four-light, full-height windows. The center and east bays contain eighteen-light windows. The bays are divided by wide pilasters with brackets below a copper-clad, hip roof. The first story of the west elevation is similarly divided by the wide pilasters that rest on the stone tile panel with brackets below a hip-roof. Windows on the second story of the main block of the building consist of bands of single-light casement windows across the facade and west elevations. A large fanlight with a wood keystone is located beneath the gable on the facade. The bands of windows are carried through the second stories of the south additions. The first story of the south elevation has a storefront that consists of five bays of plate glass windows and a center entrance of glass double-doors divided by wide pilasters supporting the wide cornice. The storefront wraps around the south end of the west elevation and has four bays of plate glass windows divided by the wide pilasters supporting the cornice. Multiple additions to the plan were made between the early 1900s and the late-twentieth century. The two-story addition, comprised of the west bay of the facade and four bays on the west elevation, was constructed between 1910 and 1923. At that time the plan was expanded into the existing nineteenth-century building to the southwest. The expansion also acquired the building at the southwest corner of Taylor and Jesup Streets in the late-twentieth century. The building assumed its current plan by 1931 when an addition was built on the south end of the west elevation. Alterations also consist of the replacement of the windows in 1985 and changes of the facade storefront after 1983. All the exterior materials on the building were replaced in the early twenty-first century.

Historical or Architectural importance:

The building was constructed ca. 1835 and was labeled as a store on the 1855 map of the area. The 1878 Birds Eye View of Westport lists the building as D.A. Salmon & Co. General Store & Dry Goods and illustrates a two-story house at the rear of the lot. Sanborn maps from the early twentieth century indicate that the building continued to serve as a dry goods store. The 1933 directory lists a druggist, a dentist, a restaurant, and the headquarters for the Democratic Club of Westport at the address. Five years later, the building contained Colgan's Pharmacy, an employment agency run by F.M. Perkins, a dentist's office, and an optometrist. By 1941, the entire building was occupied by Colonial Restaurant. The restaurant remained at the address until the late 1950s, when the name changed to The Ship's Lantern. The Ship's Lantern stayed in the space through the early 1990s. Currently the building is owned by Winwest Post LLC and contains commercial space, a baker, and several offices.





STATE OF CONNECTICUT

COMMISSION ON CULTURE & TOURISM  
STATE HISTORIC PRESERVATION OFFICE

One Constitution Plaza, Second Floor, Hartford, CT 06103

HISTORIC RESOURCE INVENTORY FORM

For Buildings and Structures

CONTINUATION SHEET

Item Number: \_\_\_\_\_ Date: October 2011

PAL, Pawtucket, RI 02860

40-44 Post Road East, Westport, CT

PHOTOGRAPHS

FOR OFFICE USE ONLY

TOWN NO.: \_\_\_\_\_ SITE NO.: \_\_\_\_\_

UTM: 18/\_\_\_\_/\_\_\_\_/\_\_\_\_

QUAD: \_\_\_\_\_

DISTRICT: \_\_\_\_\_

NR: Actual

Potential



View of the north elevation.



View of the south and west elevations.