

**Town of Barnstable
Old King's Highway Historic District**

**MINUTES
Wednesday, August 14, 2013
6:30pm**

To all persons deemed interested or affected by the Town of Barnstable's Old King's Highway Historic District Act under Section 9 of Chapter 470, Acts of 1973 as amended. You are hereby notified that a hearing was held on the following application:

Carrie Bearse	Present
George Jessop	Present
Bill Mullin	Present
Mary Blair Petiet	Present
Ellen Merritt	Absent

A quorum being met, Chair Bearse called the hearing to order at 6:30pm. The Chair explained the hearing and appeal process and invited the public to address the Committee and view the plans of interest when the application is called.

NEW APPLICATIONS

Town of Barnstable/Marine Dept, 128 Sandy Neck, Barnstable, Map 223, Parcel 008

Demolish Dune Shack

Represented by Nina Coleman, Marine & Environmental Affairs

Park Manager Nina Coleman reviewed the photographs submitted with the application and reaffirmed that the shack has deteriorated and has been abandoned for too long. This building was known as the Winders Cottage and was originally a gunning cottage. The members reviewed the photographs and agreed there is not much left of the structure.

Motion duly made by George Jessop, seconded by Bill Mullin to Approve the Certificate of Demolition (Exhibit A) for the Town of Barnstable/Marine Dept at 128 Sandy Neck, Barnstable as Submitted. So Voted Unanimously

Barnstable Village Business Assoc & Barnstable Market, 3220 Main St, Barnstable, Map 300, Parcel 010

Construct 3' x 4' Community Bulletin Board

Represented by Douglas Mitchell, President, Barnstable Village Business Association

Mr. Mitchell stated that it is the Association's wish to put up a community bulletin board on the property of the Village Marketplace of which they have received permission. They intent to purchase a bulletin board which will be enclosed in a Cape Cod style salt box structure on two posts, painted white. The door would be a non breakable acrylic material. The Village Business Association would maintain the structure and post community events, no advertising will be allowed. They would like to use composite material for the finish trim and Carrie Bearse added that this has been approved as long as it is painted. Location will be just behind the sidewalk in front of the picket fence. George Jessop asked what the height to grade would be and Mr. Mitchell approximated five feet in order to have it eye level.

Motion duly made by Mary Blair Petiet, seconded by Bill Mullin to Approve the Certificate of Appropriateness (Exhibit B) for the Barnstable Village Business Association & Barnstable Market at 3220 Main Street, Barnstable as Submitted. So Voted Unanimously

Carpenter, Robert & Jane, 31 Ryder Lane, Barnstable, Map 351, Parcel 035

Replace Windows & Doors on Guest House

Represented by Robert & Jane Carpenter

Mr. Carpenter apologized for completing the work before appearing before the Old King's Highway Committee. Staff confirmed that the photographs submitted with the application are existing. The members reviewed the submission and agreed the windows are appropriate.

Motion duly made by Mary Blair Petiet, seconded by Bill Mullin to Approve the Certificate of Appropriateness (Exhibit C) for Robert & Jane Carpenter at 31 Ryder Lane, Barnstable as Submitted. So Voted Unanimously

Crocker, Roderick & Judith, 52 George Street, Barnstable, Map 319, Parcel 076

Demolish Existing House & Shed

Represented by Chris Childs, Patriot Builders & Homeowner, Judith Crocker

Mr. Childs explained that the Crocker's wish to demolish the existing house and shed in order to build a year-round home. Carrie Bearse stated that, unfortunately, this neighborhood has seen many demolitions.

Motion duly made by Bill Mullin, seconded by Mary Blair Petiet to Approve the Certificate of Demolition (Exhibit D) for Roderick & Judith Crocker at 52 George Street, Barnstable as Submitted. So Voted Unanimously

Crocker, Roderick & Judith, 52 George Street, Barnstable, Map 319, Parcel 076

Construct New Single Family House & Detached Garage

Represented by Chris Childs, Patriot Builders & Homeowner, Judith Crocker

Mr. Childs reviewed the plans for a 2 story house and detached garage and believes it is consistent with other recent homes built in the neighborhood over the past several years. White painted pvc trim, shingles and weathered wood roofing. The windows will have grills between the glass. George Jessop asked if the applicant would rather 8' doors and eliminate the transoms on the left side elevation and this would allow more light. Chris Childs answered that the reason for the transoms above the doors was more for the look and not the amount of glass and light. Carrie Bearse pointed out that this feature is repeated in the proposed garage doors. George Jessop added that the style is not period and Chris Childs added that there are many houses in the neighborhood that are not period. George Jessop questioned the remainder of the windows which appear on the drawings as 4 light and he does not believe this pattern exists. He would go with a taller window and remove the transoms here as well. Chris Childs added that this is a detail that the homeowners want. Bill Mullin suggested a 2/1 or a 6/1 light window with a 3 light transom. Carrie Bearse agreed, at least on the front elevation and added that the transoms are an interesting feature. George Jessop reviewed the front door and believes either a six or four paneled door would be more appropriate. The Committee also believes that the vent should be removed and Chris Childs noted that this was simply a decorative feature. Chair Bearse asked if the applicant was in agreement with the amendments made and Mr. Crocker replied that she was willing to make the changes.

Motion duly made by George Jessop, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness (Exhibit E) for Roderick & Judith Crocker at 52 George Street, Barnstable as Amended to reflect the transom lights on the front elevation are to be 3 lite, 6/1 window pattern throughout and the front door a solid six or four panel and the removal of the vent on left elevation. So Voted Unanimously

Crossley, William D. Trust, Crossley, Maryann, Ttee, 49 Harbor View Road, Barnstable, Map 319, Parcel 049

Construct Sunroom and Roof Deck Addition

Represented by Chris Childs, Patriot Builders

Mr. Childs noted that this house is in the same neighborhood as the previous application and was built in 2005. The homeowners would now like to add a sunroom and deck as well as a roof deck. Carrie Bearse confirmed that the current windows have snap in grills and Mr. Childs added that the homeowners may be willing to have grills between the glass, if it is necessary. George Jessop commented that the new windows are mostly on the back and some on the sides. Carrie Bearse added that the existing window grills all seem to be there and are in good shape.

Motion duly made by Mary Blair Petiet, seconded by Bill Mullin to Approve the Certificate of Appropriateness (Exhibit F) for William D. Crossley Trust, Maryann Crossley, Trustee at 49 Harbor View Road, Barnstable as Submitted allowing the snap in grills because that is what currently exists. So Voted Unanimously

Malouf, Nominee Tr, Malouf Antoinette Ttee, 625 Willow St, W. Barnstable, Map 130, Parcel 032

Replace Wood Siding with Vinyl Siding, Change of Exterior Paint Color

Represented by Antoinette & LeRoy Malouf

Mr. Malouf began the presentation with the aerial views he submitted with the application. He noted that the parcel contains 14+ acres and the house is located at the rear of the parcel. He also reviewed the closest neighbors whose houses can not be viewed from his. The house is located at the dead end of Willow Street; if you get to the end, you come to his barn. The current siding is old and starting to rot and the appearance has degraded. He is looking for a practical long term solution. The vinyl clapboard siding will be classic cream and the trim will match the color of the aluminum windows. Bill Mullin and Carrie Bearse concurred that it is an extremely remote area and very isolated. Carrie Bearse added that if not for the request for vinyl, this property may even be an exempt area. She stated that she never thought she would approve vinyl siding in the Historic District, but in this instance, the property will not be seen from any vantage point.

Motion duly made by Bill Mullin, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness (Exhibit G) for Antoinette Malouf, Trustee of the Malouf Nominee Trust at 625 Willow Street, West Barnstable as Submitted due to the extreme remote area and that the house can not be seen from any vantage point. So Voted Unanimously

Gere, Thomas, 88 Hilliard's Hayway, West Barnstable, Map 136, Parcel 037

Install 18 Roof Mounted Solar Panels on South Elevation

Represented by Angela Hemmila, Cotuit Solar

Ms. Hemmila stated that the dormer they are proposing for the solar panels is quite shallow and will hardly be visible from the road. Bill Mullin confirmed that the house sits atop a hill and is barely seen. The driveway is accessed by Holway Drive. Ms. Hemmila also asked for a correction on the application from 18 panels to installation of 20 solar panels.

Motion duly made by George Jessop, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness (Exhibit H) of Thomas Gere at 88 Hilliard's Hayway, West Barnstable as Amended to reflect installation of 20 Solar Panels due to the elevation and remote location of the house. So Voted Unanimously

CONTINUED APPLICATIONS

Barnstable Historical Society, Inc. 3087 Main Street, Barnstable, Map 279, Parcel 039

Install Bronze Statue in Natural Setting

(Continued from July 24, 2013)

Represented by Marilyn Fuller & Richard French

Mr. French reported that four landscape plans were submitted for review and Marilyn Fuller added that one of the plans shows the concrete slab moved back towards the trees 6 feet. He outlined the four plans:

Plan #1 (Exhibit I)

Indicates the statue where it is currently placed with plantings and a hedge which they believe could get to a height of 6-8' along the sidewalk and entrance would be by the driveway with other indigenous plants that will soften the area.

Plan #2 (Exhibit J)

This has the concrete slab moved back 6 feet closer to the tree line. Carrie Bearse asked if the tree line was a lot closer than they thought as at the last meeting as the minutes reflect that they hoped to be able to move it back 20 feet.

Plan #3 (Exhibit K)

This plan incorporates an herb garden and rhododendrons. The herb garden would be similar to the one that is located in Falmouth and would allow the Society to accomplish one of their missions of education and bringing children closer to history.

Plan #4 (Exhibit L)

This plan has walkways and additional benches for a more reflective area; however, there is not the herb garden which they were hoping to incorporate.

Members preferred Plan #4 as it creates the walkways and more of a reflective look; however, they would like to see the granite slab & statue moved back to the tree line. The hydrangeas planned for the screening would not have year-round cover and certainly not in the winter. Members were not familiar with some of the plant species outlined in the plans and photographs of what the plants actually look like would be helpful. A buffer screening from the street would also be helpful.

Chair Bearse recognized an e-mail received from Matthew Reuter regarding comments on the landscaping plan and read these comments into the record. (Exhibit M).

Steve Nill, commented from the audience that it is difficult for him to know what plans are being reviewed and what plans call for moving the statue back. Chair Bearse advised Mr. Nill that these landscape plans are available for review at the Town Offices as well as any future plans that might be submitted.

Motion duly made by Bill Mullin, seconded by Mary Blair Petiet to Continue the Certificate of Appropriateness for the Barnstable Historical Society at 3087 Main Street, Barnstable to August 28, 2013 at 6:30pm.

So Voted Unanimously

NOTE: Bill Mullin recuses himself from the remainder of the meeting.

MINOR MODIFICATIONS

Gordon, Richard, 67 Harbor View Road, Barnstable, Map 319, Parcel 133

Modification of Windows and Door Entry

Motion duly made by George Jessop, seconded by Mary Blair Petiet to Approve the Minor Modification (Exhibit N) for Richard Gordon at 67 Harbor View Road, Barnstable as Submitted.

So Voted Unanimously

Perrault, Michel & Anne, 79 Althea Drive, Cummaquid, Map 333, Parcel 020

Modification of Windows

Represented by Michel & Anne Perrault

Mr. Perrault explained that in the original drawing, they had generic windows and when he submitted the application to the Building Department, the windows did not match the approval of this Committee.

**Motion duly made by Mary Blair Petiet, seconded by George Jessop to Approve the Minor Modification (Exhibit O) for Michel & Anne Perrault at 79 Althea Drive, Cummaquid as Submitted.
So Voted Unanimously**

Shull, John & Borislava, 186 Boulder Road, Barnstable, Map 315, Parcel 032

Change of Material of Front Entryway

**Motion duly made by Mary Blair Petiet, seconded by George Jessop to Approve the Minor Modification (Exhibit P) for John & Borislava Shull at 186 Boulder Road, Barnstable as Submitted.
So Voted Unanimously**

CERTIFICATE OF EXEMPTIONS

Allen, Robert & Jane, 44 Rendezvous Lane, Barnstable, Map 279, Parcel 032

8' X 10' Shed

**Motion duly made by George Jessop, seconded by Mary Blair Petiet to Approve the Certificate of Exemption (Exhibit Q) for Robert & Jane Allen at 44 Rendezvous Lane, Barnstable as Submitted.
So Voted Unanimously**

CORRESPONDENCE

Letter received from Sturgis St. Peter regarding 3715 Main Street, Barnstable **(Exhibit R)**

The Chair acknowledged receipt of the letter and asked that it be placed in the file for the record.

**Having no further business before this Committee, a motion was made by George Jessop, seconded by Mary Blair Petiet to Adjourn the Meeting at 8:34pm.
So Voted Unanimously**

Respectfully submitted,
Marylou Fair
Recording Secretary

Exhibit A – Certificate of Demolition – File 223/008 dtd 08.14.2013
Exhibit B – Certificate of Appropriateness – File 300/010 dtd 08.14.2013
Exhibit C – Certificate of Appropriateness – File 351/035 dtd 08.14.2013
Exhibit D – Certificate of Demolition – File 319/076 dtd 08.14.2013
Exhibit E – Certificate of Appropriateness – File 319/076 dtd. 08.14.2013
Exhibit F – Certificate of Appropriateness – File 319/049 dtd 08.14.2013
Exhibit G – Certificate of Appropriateness – File 130/032 dtd 08.14.2013
Exhibit H – Certificate of Appropriateness – File 136/037 dtd 08.14.2013
Exhibit I – Landscape Plan #1 – Historical Society – File 279/039 dtd. 07.24.2013
Exhibit J – Landscape Plan #2 – Historical Society – File 279/039 dtd 07.24.2013
Exhibit K – Landscape Plan #3 – Historical Society – File 279/039 dtd 07.24.2013
Exhibit L – Landscape Plan #4 – Historical Society – File 279/039 dtd 07.24.2013
Exhibit M – E-mail correspondence from M. Rueter – File 279/039 dtd 07.24.2013
Exhibit N – Minor Modification – File 319/133 dtd 06.13.2012
Exhibit O – Minor Modification – File 333/020 dtd 06.26.2013
Exhibit P – Minor Modification – File 315/032 dtd 04.11.2013
Exhibit Q – 2013 Exemption File dtd 08.14.2013
Exhibit R – Correspondence received from S. St. Peter – File 317/081 dtd 07.24.2013