

Town of Barnstable
Old King's Highway Historic District
MINUTES
Tuesday, April 24, 2012
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 at the West Barnstable Community Building, 2377 Meetinghouse Way (Route 149), West Barnstable, MA.

Committee Members Present: Carrie Bearse, Elizabeth Nilsson, Bill Mullin, Mary Blair Petiet
Committee Members Absent: George Jessop

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.

NEW APPLICATIONS

Challies, James, 35 Softshell Lane, W. Barnstable, Map 156, Parcel 029-002

Solar Panels on Rear Elevation

Represented by James Challies

Mr. Challies detailed the project which consists of 30 panels located on the back side of the house. The panels are black and approximately 5 ½ feet and will be flush mounted.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for James Challies at 35 Softshell Lane, W. Barnstable for Installation of 30 flush mounted solar panels on rear elevation as Submitted.

So Voted Unanimously

Luban, Norman & Naomi, 2810 Main Street, Barnstable, Map 279, Parcel 002

2nd Story Addition, 2nd Story Deck, Transom Dormer, New French Door, Extend Fence, Rebuild Existing Deck

Represented by Gordon Clark

Mr. Clark explained that this is an existing ranch style house which sits back from 6A. The Committee reviewed the plans for the addition and the 2nd story deck. Carrie Bearse clarified that the new French door will be utilized as the formal entry. Mr. Clark explained that they will be changing the interior and the main entry will be a side door that runs along the driveway path. The material of the railing for the 2nd story deck will be wood. The landscaping will remain as is and no trees will be removed.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Norman & Naomi Luban at 2810 Main Street, Barnstable as Submitted.

So Voted Unanimously

Loewen, Mark & Karin, 585 Old Jail Lane, Barnstable, Map 276, Parcel 054

Construct 44' x22' Addition

Represented by Ken Sadler

Mr. Sadler explained that this house was challenging as the house was situated on the lot backwards and the addition is an attempt to rectify this. The current driveway is accessed through another's property and they intend to reconfigure the driveway so that it comes in where the addition is proposed. Elizabeth Nilsson asked if there was a plot plan filed for the driveway and inquired as to the proposed material. Mr. Sadler noted that they did not file a plot plan indicating the location of the new driveway; however, he would provide one for the file. The material will be gravel.

Motion duly made by Bill Mullin, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Mark & Karin Loewen at 585 Old Jail Lane, Barnstable for Construction of a 44' x 22' addition with the stipulation that a plot plan be submitted with the location of the proposed driveway.

VOTE:

AYE: Bearse, Mullin, Petiet

NAY: Nilsson

Pogorelc, Robert & Barbara, dba The Crystal Pineapple, 1540 Main Street, Barnstable, Map 197, Parcel 015

Replace Existing Signage

Represented by Timothy Pogorelc

Mr. Pogorelc stated that the size of the sign will remain the same. The original sign is getting worn and tattered and it is time for a new look. Background color of the sign will match that of the shutters on the building which is Benjamin Moore Teal Ocean. Hand carved sign; posts will be white with a small section of the post panel painted the same color as the sign background.

Motion duly made by Mary Blair Petiet, seconded by Elizabeth Nilsson to Approve the Certificate of Appropriateness for Robert & Barbara Pogorelc dba The Crystal Pineapple at 1540 Main Street, Barnstable for new signage as Submitted.

So Voted Unanimously

Kowarek, Richard dba Honeysuckle Hill Bed & Breakfast, 591 Main Street, W. Barnstable Map 133, Parcel 056

Replace Existing Signage

Represented by Richard Kowarek

A letter of support was received from Gabrielle Black and the Chair read the letter into the record.

Mr. Kowarek detailed the proposed sign and indicated that it will be slightly larger than the existing, which is allowed by the signage code.

Motion duly made by Elizabeth Nilsson, seconded by Bill Mullin to Approve the Certificate of Appropriateness for Richard Kowarek dba Honeysuckle Hill Bed & Breakfast at 591 Main Street, W. Barnstable for Signage as Submitted.

So Voted Unanimously

Manfredi, Richard & Carol, 109 Cove Lane, Barnstable, Map 351, Parcel 006

Window Replacement

Represented by Richard Manfredi

Mr. Manfredi stated that the application was proposed for snap in grills and since submitting the application he has changed to grills between the glass for all four windows. Elizabeth Nilsson asked if the new windows will match those on the existing house and Mr. Manfredi noted that the proposed windows are a 6/6 pattern which will match the existing windows with the exception of the side elevations which are a 12/12 pattern.

Motion duly made by Elizabeth Nilsson, seconded by Bill Mullin to Approve the Certificate of Appropriateness for Richard & Carol Manfredi to install 4 windows with grills between the glass in a 6/6 pattern.

So Voted Unanimously

Shanahan, Thomas & Susan, 4240 Main Street, Barnstable, Map 351, Parcel 053

Replace Windows, Entry Door, Construct Open Porch

Represented by Susan Shanahan

Ms. Shanahan explained that they would like to extend the roof line over the current mud room in order to construct an open porch area with two skylights. They would also like to replace existing double doors with a single door with matching side lights, remove an existing picture window and door and replace with double hung windows. On the rear of the property, they propose replacing existing casement windows with Andersen architectural windows.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Thomas & Susan Shanahan at 4240 Main Street Barnstable as Submitted.

So Voted Unanimously

McCarthy, James & Laurel, 25 Field Stone Road, W. Barnstable, Map 111, Parcel 048

Replace Garage Doors with Double Hung Windows

Represented by Laurel McCarthy

Ms. McCarthy detailed the project which consists of removing the existing garage door and replace with double hung windows. The grills will be interior removable grills which match those on the existing house. The members reviewed the drawing and agree it is appropriate.

**Motion duly made by Mary Blair Petiet, seconded by Bill Mullin to Approve the Certificate of Appropriateness for James & Laurel McCarthy at 25 Field Stone Road, W. Barnstable to convert the garage door into windows with snap in grills to match existing house.
So Voted Unanimously**

Mazheika, Dmitry, 60 Josiah's Path, W. Barnstable, Map 088, Parcel 006-005
2nd Story Addition to Garage, Replace Existing Deck & Railings

Represented by Dmitry Mazheika

Mr. Mazheika stated that he has recently purchased this property which was built in 1994. He wishes to add a second floor to the existing garage and replace the deck and railing system. The decking and railing system will be cedar or mahogany. Carrie Bearse asked if he intended to replace the garage door as well and Mr. Mazheika indicated that he does plan on replacing the garage door as detailed in the drawing. Carrie Bearse pointed out that skylights are proposed for the second story addition to the garage. Normally, the Committee does not approve skylights to the front elevation; however, due to the location of this property, she does not have a concern.

**Motion duly made by Elizabeth Nilsson, seconded by Bill Mullin to Approve the Certificate of Appropriateness for Dmitry Mazheika at 60 Josiah's Path, W. Barnstable as Submitted.
So Voted Unanimously**

DISCUSSION

Signage at Lothrop Hill & West Barnstable Cemeteries

Chair Bearse wished to open a discussion regarding the lack of signage at the Lothrop and W. Barnstable Cemeteries. The existing signs were taken down and an application for new signage was submitted to the Old King's Highway in September, 2010. She has had numerous citizens approach her as to why there is not any signage. Recently, she watched a PBS documentary, *Finding your Roots*, where they traced the ancestry of Maggie Gyllenhaal who was a descendant of John Lothrop and PBS filmed at Lothrop Cemetery and there was no sign available for them to film. In addition, she would not like to see another year pass without any type of signage.

Elizabeth Nilsson stated that this Committee did not approve the proposed sign which had a blue background with gold lettering. The Committee voted at that time that the sign should have a white background with black lettering to identify that the area is a historic district. She believes that Town signage within the Old King's Highway Historic District should not be the same as all the other Town signs.

Bill Mullin commented that he was under the impression that the blue signs were currently being sanded down and are scheduled to be re-painted with the white background and black lettering.

It was decided that a letter be sent to DPW to determine the exact status of the signs. Once this is known, another discussion can take place.

**Having no further business before this Commission, a Motion was duly made by Elizabeth Nilsson, seconded by Bill Mullin to Adjoin the Meeting at 7:40pm.
So Voted Unanimously**

Respectfully submitted,
Marylou Fair, Recording Secretary