

Town of Barnstable
Old King's Highway Historic District
MINUTES
Wednesday, October 10, 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, George Jessop, Mary Blair Petiet, Elizabeth Nilsson, Ellen Merritt, Alternate

Committee Members Absent: Bill Mullin

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

Zemke, Robert & Joan, 504 Main Street, West Barnstable, Map 133, Parcel 008

Replace Gutters

The Homeowners were unavailable to attend this evening's meeting, and although the Committee did review the application, there were questions of the members that were not able to be answered. It was decided to continue the application to October 24, 2012.

Motion duly made by Mary Blair Petiet, seconded by Elizabeth Nilsson to Continue the Certificate of Appropriateness for Robert & Joan Zemke at 504 Main Street, W. Barnstable to October 24, 2012.

So Voted Unanimously

King, Robert & Elizabeth, 58 Marble Road, Barnstable, Map 316, Parcel 034

Construct 12' x 28' Addition

Represented by Ken Sadler, KSA Design

Mr. Sadler detailed the 12' x 28' addition for the Committee. George Jessop asked if there was a reason as to why they did not pair the windows on the left elevation as they did on the right. Mr. Sadler explained that the homeowners did not wish to. Carrie Bearse confirmed that all new materials will match existing.

Motion duly made by George Jessop, seconded by Elizabeth Nilsson to Approve the Certificate of Appropriateness for Robert & Elizabeth King at 58 Marble Road, Barnstable as Submitted.

So Voted Unanimously

Galonska, Michael & Boyle, Jane, 60 Stonehedge Drive, Barnstable, Map 317, Parcel 072

Construct 8' x 12' Screen Porch

Represented by Garry Ellis & Homeowner Jane Boyle

Mr. Ellis explained the project and that it will be constructed to the right of the existing house and mostly hidden from view. The application calls for wood, but would like to change to composite material for the railings and trim. Carrie Bearse noted that she believes the composite would be appropriate for a screen porch due to the fact that you will hardly see it and that this location is well off Route 6A. Elizabeth Nilsson and Mary Blair Petiet are in agreement, however, George Jessop would favor a wood product.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Michael Galonska & Jane Boyle at 60 Stonehedge Drive, Barnstable as Amended to construct an 8' x 12' screen porch using composite material for the exterior trim and railing system.

AYE: Bearse, Nilsson, Petiet, Merritt

NAY: Jessop

NStar Electric – Removal of 14 Trees Along Route 6A

4312 Main Street, Map 351, Parcel 031; 4190 Main Street, Map 351, Parcel 002-002; 4170 Main Street, Map 351, Parcel 002-001; 4061 Main Street, Map 335, Parcel 028; 3845 Main Street, Map 335, Parcel 008-001; 3826 Main Street, Map 335, Parcel 018; 3780 Main Street, Map 335, Parcel 014; 3735 Main Street, Map 317, Parcel 090; 417 Commerce Road, Map 317, Parcel 020; 3400 Main Street, Map 299, Parcel 092

Represented by Paul Sellers, Arborist for NStar

Mr. Sellers explained that the circumstances as to why they wish to remove these trees are listed on each photograph accompanying the application. All stumps will be grinded and the wood will either be removed or left for the homeowners. They intend to replace 15-20 trees within the corridor and this will include going out

into the field to determine the locations as well as the species. They will also get approval from the homeowners, if needed, for the replanting. Replanting will take place in the spring with input from the Route 6A Committee and the Tree Warden.

Ann Canedy, Town Councilor and member of the Route 6A Committee, confirmed that the Route 6A Committee has received the information on this and had hoped to conduct an independent review, however, they are relying on the input from the Tree Warden, Charlie Genatossio. She believes Mr. Genatossio is in agreement with the assessment of the NStar arborist that the trees do need to be removed. The difference between this application and that of MassDOT a few years ago is that MassDOT did not have an arborist. She has looked at each of the trees and most of them have already been compromised with a large hole or one limb and believes that the removal of these trees is appropriate.

Ellen Merritt noted that a replanting plan was referred to but does not see one included in the application. Mr. Sellers explained that they first seek approval for the removal and then go back out into the field and identify locations and species. Ms. Merritt indicated that she would not be comfortable in approving this application without knowing where and what species are being considered. Ann Canedy explained that it is a very elaborate plan that includes the Tree Warden, the Route 6A Committee and NStar in identifying locations and species. She suggested that the Committee phrase their decision to include the condition of replacement. Elizabeth Nilsson stated that the applicant should come back in the spring to discuss the replacement plan. Paul Sellers indicated that he would be happy to do so and that they have already begun to work on species and replanting with the Tree Warden.

Ellen Merritt also inquired about a maintenance plan regarding watering and Councilor Canedy stated that the Tree Warden has stressed to the Route 6A Committee the need for such a plan.

Charlie Genatossio stated that he has had a lot of success in working with a series of groups such as the Route 6A Committee and the local Civic Associations and if this Committee grants approval to remove the trees tonight, then this would give them sufficient time to put the plan together. He would organize a field trip to identify potential locations for replanting that would include Paul Sellers and the Route 6A Committee and he would encourage the members to attend.

Elizabeth Nilsson ask Mr. Genatossio if he was in favor of the removal of these trees and he explained that he was as a lot of these trees are structurally compromised and the older they get the more likely they will fail. They should have been replanting years ago.

George Jessop stated that he does not doubt that a lot of these trees are compromised, but his concern about replanting and replanting outside the right of way is opening the possibility of widening the road. Charlie Genatossio responded that this is where plant selection becomes so important. He encourages the road trip he spoke about and he will show them trees along Main Streets in each Village where the trees have been planted too close to the road.

Chair Bearse opened the discussion up for Public Comment:

Irwin Ehrenreich stated that two trees in the front of his property at 3780 Main Street are the subject of removal and he would like to note for the record that he is in favor of the removal.

Barbara Fleming at 417 Commerce Road stated that she had a petition signed by neighbors to save the tree in front of her house and is not in favor of its removal. She did sign a form last year from NStar, but she believed it to be for the trimming of the tree. She requests that the removal of this tree be postponed for one year and see if the tree survives. Paul Sellers explained that the form she signed was a Tree Removal Form; however, they do not have to remove the tree. They could prune it and have it remain another year.

Tom Prince of Cove Lane stated that part of Route 6A is its beauty and 14 trees within 2 miles of road is going to be substantial. He is not in favor of the removal of these trees.

Joyce Prince believes that they are putting the horse before the cart and she would like to know the criteria of how these trees were selected and if there is a possibility some could simply be pruned.

Paul Sellers explained that the trees are selected as to close proximity to wires, decline, and/or disease. Next they will approach the homeowners for approval for removal and he follows through as a certified arborist to critique if they really need to come down, taking into account the aesthetic of the roadway. It then goes forward to the Tree Warden, State, Route 6A Committee and then to this Committee.

Charlie Genatossio commented that the average citizen does not see what an arborist will see. There is a lot of decay on these trees and with improper pruning; they will fail during a strong storm. These are just not very good trees and they are not 200 year old trees. He stressed that they need to replant now and that it will be for the next generation. A great man once said a tree must have dignity. Look at the mighty old oak. With all that improper pruning it leaves the tree looking like a wishbone and one side eventually breaks and it loses its dignity.

Elizabeth Nilsson asked if NStar pays for the replanting. Mr. Sellers replied that they are working with Senior Management and are using this area as a model for the entire Route 6A. They would like to establish a rapport with this Committee and assures the members that they are committed to this process.

Motion duly made by George Jessop, seconded by Elizabeth Nilsson to Approve the Certificate of Appropriateness for the removal of 13 trees by NStar as stated in application with the exception of one at 417 Commerce Road. This approval includes the submission of a replanting program as developed by NStar, the Route 6A Tree Committee and the Old King's Highway. Replanting program shall include the exact number of trees to be replanted, species, maintenance plan and a planting profile.

So Voted Unanimously

Laugharn, James & Justine, 100 Bay View Road, Barnstable, Map 319, Parcel 030

Replace Windows

Represented by Melissa Greene, Patriot Builders

Members reviewed the application and Chair Barse confirmed that they are increasing the height of the windows on the back porch by approximately one foot and the two front windows are also being enlarged. These changes are on the north side elevation and will not be seen.

Motion duly made by Mary Blair Petiet, seconded by Elizabeth Nilsson to Approve the Certificate of Appropriateness for James & Justine Laugharn at 100 Bay View Road, Barnstable as Submitted.

So Voted Unanimously

Powers, Melanie & Koppel, Sheree, 191 Commerce Road, Barnstable, Map 318, Parcel 014

Replace Windows

Represented by Jeffrey Whitmore, Contactor

Mr. Whitmore explained that the only change will be that the windows will change from exterior fixed grills to grills between the glass. Same grill pattern of 6/1.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Melanie Powers & Sheree Koppel at 191 Commerce Road, Barnstable as Submitted.

So Voted Unanimously

Pacheco, Joao & Maria, named Buyers in a Purchase & Sales Agreement for the property located at 266 Carriage Lane, Barnstable, Map 297, Parcel 036

Replace Windows, Install Fence & Replace Shingles with Clapboards Painted Grey

Represented by Maria Pacheco

Ms. Pacheco noted that since filing the application, they have decided not to change the windows on the front of the house. They propose to replace all 12 double hung windows to match existing. Each of the existing windows do not have grills.

George Jessop stated that he would prefer that the stockade fence have a flat top and Ms. Pacheco agreed as she was informed as such when filing the application. She also would like to replace the shingles with clapboards painted "rock candy" grey.

Elizabeth Nilsson noticed that the application also called for a shed and that there are no designs included with the application. Ms. Pacheco explained that the shed will be custom built and the Committee agreed that the details for the shed can be submitted via a Certificate of Exemption.

Motion duly made by George Jessop, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Joao & Maria Pacheco at 266 Carriage Lane, Barnstable to replace 12 double hung windows with no grills, 6' stockade fence with flat top, clapboards to be painted "rock candy" grey with white trim and Custom shed design to be submitted via Certificate of Exemption.

AYE: Barse, Jessop, Petiet, Merritt

ABSTAINED: Nilsson

Kula, Paul & Virginia, 342 Marstons Lane, Barnstable, Map 349, Parcel 092

Replace Siding

Represented by Paul Kula

Mr. Kula would like to replace the clapboards as well as the shingles with Certaineed Vinyl siding. He explained that he has a problem with woodpeckers and referred to the many pictures he included with his application. He also provided photograph of the view of his house from the street and noted that he is not located on Route 6A and hopes that the members would make an exception. Chair Barse stated that they have never approved this type of material for any residential structure.

George Jessop pointed out that this product is not tapered so that when you start layering it, you end up with a gap. This product does not overlap like shingles. They can also become quite brittle with age and the corners get chipped off easily. Mr. Jessop suggests the homeowner review a previous installation of this product by the contractor.

Mr. Kula offered his alternate option which would be to replace with cedar shingles stained grey and the members found the alternate appropriate.

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Certificate of Appropriateness for Paul & Virginia Kula at 342 Marstons Lane, Barnstable to replace siding with wood shingles painted grey.

So Voted Unanimously

CERTIFICATE OF EXEMPTIONS

West Barnstable Fire Dist, 1633 Main Street, W. Barnstable, Map 197, parcel 039

10' x 20' Steel Storage Container at Rear of Fire Station

Chair Bearse noted that this material is not appropriate within the Village or in any area of the district.

Motion duly made by Ellen Merritt, seconded by Mary Blair Petiet to DENY the Certificate of Exemption for the West Barnstable Fire District at 1633 Main Street, W. Barnstable for a 10' x 20' steel storage container as the material is inappropriate.

So Voted Unanimously

Brewer, John & Carol, 205 Cedar Street, W. Barnstable, Map 131, Parcel 059

Replace Exterior Window with New Door and Install 6' x 8' Deck with Stairs at Rear of House

Motion duly made by Mary Blair Petiet, seconded by Elizabeth Nilsson to Approve the Certificate of Exemption for John & Carol Brewer 205 Cedar Street, W. Barnstable as Submitted.

So Voted Unanimously

APPROVAL EXTENSION REQUEST

Bell, Denise, 263 Cedar St, W. Barnstable, Map 131, Parcel 003

Request 1-Year Extension on Approval Received 12/8/2010

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Request for a 1-Year Extension on Approval received 12/8/2010.

So Voted Unanimously

APPROVAL OF MINUTES

September 26, 2012

Motion duly made by Elizabeth Nilsson, seconded by Mary Blair Petiet to Approve the Minutes of September 26, 2012 as Submitted.

So Voted Unanimously

Having no further business before this Commission, a Motion was duly made by Mary Blair Petiet, seconded by George Jessop to Adjoin the Meeting at 8:33pm.

So Voted Unanimously

Respectfully submitted,
Marylou Fair, Recording Secretary