



Town of Barnstable
Growth Management Department
Hyannis Main Street Waterfront Historic District Commission

www.townofbarnstable.ma.us/hyannismainstreet

To all persons deemed interested or affected by the Town of Barnstable's Hyannis Main Street Waterfront Historic District Commission Ordinance under Chapter 112, Article III of the Code of the Town of Barnstable, you are hereby notified that a hearing was held at Town Hall, 367 Main Street, Hyannis, MA Selectmen's Conference Room, 2nd Floor 6:30pm on Wednesday, May 1, 2013.

MINUTES

Members Present: George Jessop – Chair, Paul Arnold, Marina Atsalis, Dave Colombo, Joe Cotellessa and Bill Cronin, Meaghann Kenney and Brenda Mazzeo; **Staff Present:** Elizabeth Jenkins, Principal Planner and Theresa Santos, Principal Assistant, Growth Management Department

A quorum being duly present, Chair Jessop opened the HHDC meeting at 6:31 PM

An announcement was made by Chair Jessop stating the meeting is being recorded and broadcast on Channel 18 and in accordance with MGL Chapter 30A, s. 20; and requested that anyone taping this meeting to please make their presence known.

Continued Business

Macheras Main Street Corp dba Schooner's Restaurant, 372 Main Street, Hyannis, Map 327, Parcel 002 (continued from April 17, 2013)

Outdoor Dining - Tables, Chairs, Umbrellas

Represented by Sophia Macheras

- Updated application distributed to members (Exhibit B)
- Mesh tables to have plexi-glass top with clips
- Tables and chairs to be black metal with mesh top and seat from American Hospitality Services

Motion duly made by Bill Cronin, seconded by Joe Cotellessa to approve as presented

Vote: So voted unanimously

Asim Jamal dba AJ Mart, 459 Main Street, Hyannis, Map 308, Parcel 083 (continued from April 17, 2013)

Business Sign, Open/Closed Sign

Represented by Kim of Cape Cod Sign Company, also present Asim Jamal, owner

- Alternate design rendering with specifications (Exhibit C) distributed
- Sign material to be Duraply; ½ " MDO laminated with aluminum.
- Colors: beige background with lettering in green and orange; border in orange
- Size of sign to be 36" wide by 24" high
- Discussion regarding about the amount of content of the sign

Motion duly made by Paul Arnold, seconded by Joe Cotellessa to accept the sign as presented and the colors as represented

Discussion:

- Several members request the words "lottery, cigars and cigarettes" be removed because it clutters the sign and limits legibility; move the words "Convenience Store" below "Your Local"; remaining words on the sign could be repositioned and made larger; the sign is too busy and not aesthetically pleasing
- Review of the Commission's purview in regards to amount of information on signs

Vote: Aye – Arnold, Mazzeo, Colombo, Cotellessa,

Nay – Kenney, Atsalis

Abstain – Jessop

Discussion:

- Applicant agrees to remove the words lottery, cigars and cigarettes
- Suggested alterations include lowering the name "A J Mart" slightly
- Reducing the amount of words on the sign will increase visibility
- Removing the line in the middle of the sign
- Lettering to read:
Line 1 – A J Mart
Line 2 – Your Local Convenience Store
Line 3 – Indian, Pakistani & American Groceries
With border

Motion duly made by Bill Cronin, seconded by Joe Cotellessa to accept the proposed sign as revised: A J Mart on top with Your Local Convenience Store below it and Indian, Pakistani and American Groceries below that, with a border

Discussion

- Dave Colombo identifies the need to have the existing broken awning removed as it is not in keeping with a historic district
- Elizabeth Jenkins strongly encourages the board to write a letter to the owner to address the awning by removing the awning and frame and forego any future awning

Motion by Dave Colombo, seconded by Meaghann Kenney to write a letter to the owner of the property to remove the frame with the torn awning off the building immediately and patching the holes appropriately

Vote: so voted unanimously

- Applicant advised to provide updated rendering to staff at 200 Main Street prior to securing a sign permit as required from the Building Department

New Business

Charles Pisacano, 115 Main Street, Hyannis, Map 327, Parcel 202

Repair and stabilization of outbuilding and customary maintenance to principal dwelling: Re-roof, re-side, replace windows and doors, exterior painting.

Represented by Charles Pisacano

- Application reviewed (Exhibit D)
- Historic Inventory Form B reviewed (Exhibit E)

Roof:

- Remove existing two (2) layers of asphalt roof shingles; repair existing rotted wood and replace with three-tab asphalt gray shingles

Siding

- Remove existing shingles; repair any framing and sheathing and reside with white cedar shingles which may not be painted and left to weather naturally
- Applicant is working with the gas company to move the existing gas meter from the rear of the structure to the front of the structure

Windows

- Remove four (4) existing wood frame windows (one picture window and two double-hung) and replace with vinyl, energy efficient replacement windows in a smaller size

Doors

- Remove two (2) wood entry doors behind the main building and replace with two (2) white fiberglass, energy efficient entry doors to be painted white

Porch

- Will be rebuilt due to rot

Foundation

- In working with National Grid, applicant will move the meter to the front of the property allowing the rim joist to be exposed and repaired

Barn

- There are no plans to replace the deteriorated bar at this time; applicant will return to the Commission at a future date to demolish and replace it;
- Applicant advised that there may be funding assistance available to reconstruct the barn in its original historic state

Exterior

- Front to be painted white
- Rear shingles to be replaced and left unpainted to weather naturally
- Existing exterior stairs may be reconfigured to expose the existing stained glass windows

Motion duly made by Marina Atsalis, seconded by Paul Arnold to approve the application as presented

Vote: So voted unanimously

Warren Reid for Prova Brazil, 415 Main Street, Hyannis, Map 326 Parcel 014

Outdoor Charcoal Barbeque Gazebo and Grill

Represented by Warren Reid, Contractor and Fabio DeOlivera, Owner

- Application for Certificate of Appropriateness reviewed (Exhibit E)
- Review and discussion: location, materials, Board of Health requirements / regulations
- Purpose of gazebo is to reduce traffic flow and patron intrusion through the restaurant interior
- Discussion and concerns include: limited space between the existing bar and proposed gazebo; moving the location of the gazebo grill to the opposite side should an alternate means of egress from the kitchen be available;
- Submitted information is insufficient for the Commission to approve and the Commission requests detailed scale drawing and elevations
- Firewall / safety concerns discussed

Public Comment:

- Carol Saunders, Director and Trustee Ann Marie Carlson from the Hyannis Public Library: seeking information on placement of the gazebo / grill and what the end result will look like
- Fabio (owner) states there may very well be a second option for placement of the gazebo / grill and egress from the kitchen on the Pearl Street side of the building

Chair Jessop requests the application be continued until such a time that an alternate site plan and a definitive building plan can be presented for the entire property as it is currently, and the proposed changes

Motion duly made by Dave Colombo, seconded by Joe Cotellessa to continue the application to May 15, 2013

Discussion

- Existing site plan, elevations and proposed plans to be submitted

Vote: So voted unanimously

Approval of Minutes

Motion duly made by Bill Cronin, seconded by Joe Cotellessa to approve the minutes of April 3, 2013 as submitted

Vote: So voted unanimously

Motion duly made by Bill Cronin, seconded by Paul Arnold to approve the minutes of April 17, 2013 as amended

Vote: So voted unanimously

Motion duly made by Paul Arnold, seconded by Joe Cotellessa to adjourn the meeting

Meeting adjourned at 7:30 PM

Next HHDC meeting scheduled for Wednesday, May 15, 2013

List of documents / exhibits used by the Committee at the meeting

Exhibit A: Meeting agenda dated May 1, 2013
Exhibit B: Certificate of Appropriateness: File 327/002 dated April 2, 2013
Exhibit C: Document: Sign Rendering: File 308/083 not dated and submitted May 1, 2013
Exhibit D: Certificate of Appropriateness: File 327/202 dated April 8, 2013
Exhibit E: Form B – Historic Inventory record
Exhibit F: Certificate of Appropriateness: File 326 / 014 dated April 15, 2013

Respectfully submitted
Theresa M. Santos
Growth Management

Public files are available for viewing during normal business hours 200 Main Street, Hyannis.

** Further detail may be obtained by viewing the meeting video via Channel 18 on demand at <http://www.town.barnstable.ma.us> **

APPROVED