

MINUTES

Barnstable Historical Commission
Town Hall
367 Main Street, Hyannis
Selectmen's Conference Room
June 18, 2013

Jessica Rapp Grassetti, Chair	Present
George Jessop, Vice Chair	Present
Marilyn Fifield, Clerk	Present
Nancy Clark	Absent
Nancy Shoemaker	Present
Len Gobeil	Present
Laurie Young	Present
Ted Wurzburg, Alternate	Absent
Jo Anne Miller Buntich	Director, Growth Management
Marylou Fair	Admin Assistant, GMD

Chair Grassetti called the meeting to order at 4:03pm

Acting under the provisions of the Code of the Town of Barnstable, ss 112-1 through 112-7, the Historical Commission held a Public Hearing on the following applications:

Intent to Demolish Applications

White, Peter & Joan, 218 Ocean View Avenue, Cotuit, Map 033, Parcel 036

Demolition of Garage

(Inventoried, Not in a National Register District)

Represented by Peter Pometti, Architectural Innovations, Inc.

Mr. Pometti stated that the homeowners would like to demolish the deteriorated garage and rebuild one that is more in line with the driveway. The current structure is at the rear of the property and there is no access to it from the driveway. This garage was originally part of a larger structure which was moved to a neighboring lot and restored and the foundation was left behind. The sills and doors are rotted and one door is about to fall off. George Jessop asked if the style would be duplicated in the new construction, and Mr. Pometti replied that the structure would be larger and have storage above. George Jessop was concerned that the new building would be of a modern style, and Peter Pometti explained that it would most likely have carriage-style doors; however, they have not designed anything without the approval to demolish. The Commission reviewed the details of the garage and noted that it is a style that is disappearing and not being reproduced. Peter Pometti pointed out that the current garage is not even in the same context as when it was part of an estate. Jessica Rapp Grassetti stated that she recalls that this garage was part of what was known as the Bailey Estate, and portions of this building were relocated across the street. She inquired if he would try and reuse any of the materials, and Mr. Pometti replied that he has demolished many of these types of buildings and believes nothing is salvageable.

Motion duly made by Len Gobeil, seconded by Laurie Young, to find that in accordance with Chapter 112 § 3D the Barnstable Historical Commission Does Not Find that the building to be demolished at 218 Ocean View Avenue, Cotuit, is a Significant Building in accordance with the Definition in Chapter 112 § 2B.

So Voted Unanimously

Inker, Benjamin & Lesley, 143 Inwood Lane, Centerville, Map 225, Parcel 027-001

Demolition of Barn

(Not Inventoried, Not in a National Register District)

Represented by Arlene Wilson, A.M. Wilson Associates, Inc.

Ms. Wilson reminded the Commissioners that she was before them previously to demolish the single-family home and added that the site is currently under construction. Removing the garage/barn will allow them to move the septic to this location and save a number of trees. Ms. Wilson added that she has contacted a salvage company who are looking at the structure in hopes of flaking the building, but the support structure may not allow it to be reused by today's building code. It is also not possible to relocate the building as a unit due to the narrow street and utility lines. Len Gobeil noted if the new structure were allowed to be taken down, it would be set further back on the lot to allow more landscaping along the road. Jessica Rapp Grassetti pointed out that it appears the garage has been renovated over the years and asked if there was any information available. Arlene Wilson replied that they were not able to find any information, although the roof has been replaced, as well as trim, and the foundation is not original.

Motion duly made by Len Gobeil, seconded by Laurie Young, to find that in accordance with Chapter 112 § 3D the Barnstable Historical Commission Does Not Find that the garage to be demolished at 143 Inwood Lane, Centerville, is a Significant Building in accordance with the Definition in Chapter 112 § 2B.

So Voted Unanimously

Cape Beach House LLC, 27 Marchant Avenue, Hyannis, Map 286, Parcel 025

Renovations/Partial Demolition

(Not Inventoried, Hyannis Port Nat'l Register)

Applicant has requested a continuance to July 19, 2013

DISCUSSION

Historical Commission Website Update

Jo Anne Miller Buntich reported that the quotes she has received came in above the funds allocated, so it will take a little longer for her to secure someone to oversee the new website. With regard to content, however, she has purchased historic maps that are now digitalized and will have the IT Department upload them to the current Historical website for public viewing. She is also thinking of a feature story a month, and writers are needed. In addition, the Barnstable Historical Society recently produced a brochure for a historic walking tour of Barnstable Village, and perhaps something similar could be written for all of the villages.

Paine Black House Update

Jo Anne Miller Buntich stated that there is nothing new to report, but it was helpful to review the history of the property. The lot was separated in 2000 when the Town, in this same year, went to two-acre zoning. The thought at the time was that the property would be used for something that would be exempt from zoning. The lot can not be conveyed or used by someone as a private home. The Town of Barnstable is the current owner, and potential solutions are limited. Laurie Young asked what would be considered educational, as she understands this could be exempt from zoning, and she asked what the Town is looking for. Jo Anne Miller Buntich cautioned that the Town Manager has made no disposition on the property, but in terms of zoning, it would require someone who is generally engaged in education. Jessica Rapp Grassetti noted that she would like to invite Procurement Officer David Anthony to the July meeting, as he might be able to provide further information. Jo Anne Miller Buntich commented that she could certainly contact David Anthony's office to obtain the information they were looking for and asked what that would be. Jessica Rapp Grassetti stated that her concern is the upkeep, and Jo Anne Miller Buntich added that David Anthony may not be the right person for this information, but she would certainly find out where this question should be directed.

Chair Grassetti noted that Judy Desrochers of Meetinghouse Farms was present in the audience and asked if she would like speak. Ms. Desrochers stated that she attended the meeting for the Commission discussion of the Paine Black House. She stated that Meetinghouse Farm was the only respondent to the Town's 2011 Request for Proposals, and there had been discussions about a specific lease and, to her, it seemed that the Town was leaning to reconnect the house with the Farm property. Unfortunately, those talks were interrupted as she was unavailable for a period of time. When she returned, there seemed to be less interest. She believes the major concern for this building is the moisture which is rapidly deteriorating the structure, and she wondered if the Town could absorb the upfront cost to dry the building out.

Nancy Shoemaker commented that the building is literally failing apart before our eyes, and she hopes that the Town will look into this or asked if this Commission could get permission to go inside and document the condition.

Jo Anne Miller Buntich suggested a Letter of Intent could be sent to the Community Preservation Committee to test the waters, but a budget would be needed to determine cost.

Jessica Rapp Grassetti asked that this item be kept on the July Agenda for further discussion.

Nominating Committee Recommendations– Chair, Vice Chair and Clerk FY 2014

Len Gobeil reported that the Nominating Committee, consisting of himself and Commissioner Jessop held a meeting on June 4, 2013, and recommend the following slate of Officers:

Chair – Jessica Rapp Grassetti

Vice Chair – Laurie Young

Clerk – Marilyn Fifield

Motion duly made by Nancy Shoemaker, seconded by Laurie Young, to accept the recommendations of the Nominating Committee as submitted.

So Voted Unanimously

Approval of Minutes:

May 21, 2013

Motion duly made by Len Gobeil, seconded by Laurie Young, to approve the minutes of May 21, 2013, as submitted.

So Voted Unanimously

Having no further business before this Commission, a motion was duly made by Len Gobeil, seconded by Laurie Young, to adjourn the meeting at 5:05pm.

So Voted Unanimously

Respectfully submitted,
Marylou Fair, Recording Secretary
and Commission Clerk Marilyn Fifield

List of Exhibits/Documents:

Exhibit A – Notice of Intent to Demolish – File 033/036

Exhibit B – Notice of Intent to Demolish – File 225/027-001

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

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