

MINUTES

**Barnstable Historical Commission
Town Hall
367 Main Street, Hyannis
Selectmen's Conference Room
February 18, 2014**

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

Acting Chair Laurie Young called the meeting to order at 4:00pm

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 application:

Acting Chair Young recognized Town Council President Jessica Rapp Grasseti who, as Chair of the 375th Anniversary Committee, presented the Commissioners with anniversary pins and thanked the members for their dedication to the Town's historic buildings.

The following Applications were determined significant and a Public Hearing was held:

**Kaschuluk, Jeffrey, 271 Wianno Avenue, Osterville, Map 140, Parcel 128
Partial Demolition & relocate on lot, construction of new additions**

(Built 1886, Inventoried)

(Continued from February 4, 2014 Public Hearing)

Represented by Jeffrey Kaschuluk

Jo Anne Miller Buntich reported that the Growth Management Department reviewed the Commission's question regarding if multiple approvals can be open at the same time, since this property has already been reviewed for partial demolition and relocation to another lot. She said the Commission is free to consider both applications, decide on only one application, or consider this a totally new application.

Mr. Kaschuluk stated that if he does not move the structure to a new lot down the street, he wishes to relocate the dwelling on this same parcel and construct two gable additions on each end while maintaining the center mass. George Jessop recalled that this Commission was reluctant to allow the stone porch to be removed as this was constructed by a prominent stone mason and very few examples of his work remain. The possibility of retaining the building in its present location rather than relocating it on the lot was discussed. Mr. Kaschuluk stated that the latest plan includes a new foundation, and part of the problem is that the current foundation is in very poor condition. It is a fieldstone type foundation and a new concrete foundation is needed. He believes that when the house is lifted, the porch will cave. The other issue is that they will be going deeper by 2 feet and wider in all directions, increasing the difficulty of incorporating the stone work where the porch meets. George Jessop asked why the foundation will be deeper and Mr. Kaschuluk indicated that it will help with the massing. Nancy Shoemaker agreed that lowering the height helps, but she would like to see the stone work remain. Mr. Kaschuluk recalled that the stone work has been a concern of this Commission and offered to try and incorporate it into a landscape feature. Nancy Shoemaker encouraged the idea of saving the stone work.

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that the Historical Commission finds, after review and consideration of public testimony, application and record file for demolition proposed at 271 Wianno Avenue, Osterville, that the portions of the structure to be demolished are not preferably preserved significant portions of the building.

AYE: Young, Shoemaker, Fifield, Wurzburg

NAY: Jessop

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that, in accordance with Chapter 112F, the Historical Commission determines that the demolition of the portions of the structure located at 271 Wianno Avenue, Osterville, would not be detrimental to the historical, cultural or architectural heritage or resource of the Town.

AYE: Young, Shoemaker, Fifield, Wurzburg

NAY: Jessop

**Croy, Robert & Lauren, 117 Lake Elizabeth Drive, Centerville, Map 226, Parcel 053
Partial Demolition & Construct Addition**

(Built c.1900 – Inventoried)

Represented by Michael Gaspard, Renovation Specialists

Mr. Gaspard reviewed the plans to renovate the property. The homeowners would like to expand the kitchen and construct a dormer to enlarge the second-floor area. The original structure started out as a box-style house and has been added onto again and again. The kitchen is proposed to replace the existing porch, and the design calls for removing this side of the house. He believes it is not a dramatic change to the existing structure, and the ridge lines will all match up. Nancy Shoemaker stated that this Commission normally likes the ridge lines to be a little lower so that the main historic portion is featured. Mr. Gaspard stated that they may be able to change the pitch slightly, but not by much due to the restrictions of the DCPC and the interior concerns. He also mentioned that there is water damage along the foundation and they will have to correct this.

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that the Historical Commission finds, after review and consideration of public testimony, application and record file for demolition proposed at 117 Lake Elizabeth Drive, Centerville, that the portions of the structure to be demolished are not preferably preserved significant portions of the building.

So voted unanimously

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that, in accordance with Chapter 112F, the Historical Commission determines that the demolition of the portions of the structures located at 117 Lake Elizabeth Drive, Centerville, would not be detrimental to the historical, cultural or architectural heritage or resource of the Town.

So voted unanimously

Salisbury, Peter, 819 Main Street, Cotuit, Map 035, Parcel 064

Partial Demolition & Construct Addition

(Built 1890's, Inventoried, Contributing Building in Cotuit National Register District)

Represented by Neil Curran, Contractor

Mr. Curran explained that there was an addition that was constructed at a later date which is not in character with the existing house. The proposal is to remove this and replace with a two-story addition. Nancy Shoemaker noted that the plans indicate a slight setback for the new screen porch and asked if this was true. Mr. Curran stated that it will be set back, and George Jessop added that you would want the porch to be set back.

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that the Historical Commission finds, after review and consideration of public testimony, application and record file for demolition 819 Main Street, Cotuit, that the portions of the structure to be demolished are not preferably preserved significant portions of the building.

So voted unanimously

Motion duly made by Nancy Shoemaker, seconded by Ted Wurzburg, that, in accordance with Chapter 112F, the Historical Commission determines that the demolition of the portions of the structures located at 819 Main Street, Cotuit, would not be detrimental to the historical, cultural or architectural heritage or resource of the Town.

So voted unanimously

The following Application required a determination of significance and if so, referral to public hearing:

LaCoy, Donald & Loan, 306 Lake Elizabeth Drive, Centerville, Map 227, Parcel 050

Full Demolition of Dwelling

(Built mid-twentieth century – Inventoried)

Laurie Young noted that the property is in a deteriorated condition, but, due to the increase in activity in this neighborhood, she wanted the Commission to weigh in on their thoughts if this should go to a public hearing. She did visit the site and confirmed the condition of the property. George Jessop stated that he finds the architecture of the building significant in that it contributes to the scale and style of the neighborhood. He would recommend a public hearing and suggests a site visit be set up for the Commission.

Motion duly made by George Jessop, seconded by Nancy Shoemaker, in accordance with Chapter 112 § 3D, that the Barnstable Historical Commission finds that the building to be demolished at 306 Lake Elizabeth Drive, Centerville, is a Significant Buildings in accordance with the Definition in Chapter 112 § 2B.

So voted unanimously

Motion duly made by George Jessop, seconded by Nancy Shoemaker, to refer the building to be demolished at 306 Lake Elizabeth Drive, Centerville, to a public hearing to determine how Chapter 112 applies to this structure. The public hearing will be duly advertised and noticed for March 18, 2014, at 4:00pm.

So voted unanimously

Historical Commission Letters to CPC

- Paine-Black House restoration project
- Burgess House roof replacement project
- Burgess Barn stabilization/restoration project
- Centerville Historical Museum Nelson Room climate-control system
- Return of 1900's Hyannis "Horse Trough"

Marilyn Fifield updated the members on the recent CPC meeting, indicating they are awaiting a report from the CPC historic preservation consultant regarding the Paine-Black House. The Burgess House roof replacement was approved, but the CPC continued the application on the Burgess Barn. There was no representation from the Centerville Historical Museum, so that, too, was continued. Return of the Hyannis horse trough was also approved.

Bob Frazee, a consultant from Marstons Mills, elaborated on the Burgess Barn restoration plan, noting that he has discussed the barn's substantial deterioration with this Commission over the years, and concluding that he would appreciate the support of the Commission.

George Jessop commented that the Commission has been concerned over the years about the loss of outbuildings, and Laurie Young wondered whether standards or priorities should be adopted for lending Commission support. Perhaps looking at proposals at the Letter of Intent stage could help determine how important the project is in relation to the significance of the property.

Chair Discussion

- Outreach to village historical societies to help develop list of important properties to preserve
- Preservation tools available to the Historical Commission
- Priorities for 2014 Update October MHC meeting in Lexington

Laurie Young noted that she would like to set up a workshop to discuss the ideas above. She believes that reaching out to the village historical societies to determine which buildings would be missed if they were to be demolished should be a priority for this Commission.

Update on Website – Jo Anne Miller Buntich

Jo Anne Miller Buntich reported that Laurie Young and Ted Wurzburg will be meeting with the website designer shortly. They had to re-think the site to include the history of Barnstable as well as links to MACRIS, highlighting current projects, etc. The domain name of the site will be barnstablehistory.com. HyARTS and Barnstable Business are similar sites that she encouraged the Commission to look at.

Approval of Minutes:

January 07, 2014

Motion duly made by George Jessop, seconded by Marilyn Fifield, to approve the minutes of January 07, 2014, as submitted.

AYE: Young, Shoemaker, Fifield, Jessop

ABSTAIN: Wurzburg

February 4, 2014

Motion duly made by George Jessop, seconded by Ted Wurzburg, to approve the minutes of February 04, 2014, as submitted.

AYE: Young, Fifield, Jessop, Wurzburg

ABSTAIN: Shoemaker

With no further business before this Commission, a motion was duly made by George Jessop, seconded by Ted Wurzburg, to adjourn the meeting at 5:35pm.

So voted unanimously

Respectfully submitted,

Marylou Fair, Recording Secretary
and Commission Clerk Marilyn Fifield