



## Town of Barnstable

# Old King's Highway Historic District Committee

[www.town.barnstable.ma.us/OldKingsHighway](http://www.town.barnstable.ma.us/OldKingsHighway)

### AGENDA

**Wednesday, February 10, 2021, 6:30pm**

The Old King's Highway Historic District Committee will be held by remote participation methods as a result of the COVID-19 state of emergency in the Commonwealth of Massachusetts.

Alternative public access to this meeting shall be provided in the following manner:

1. Real-time access to the Old King's Highway Historic District meeting is available utilizing the Zoom link or telephone number and Meeting ID provided below. Public comment can be addressed to the Old King's Highway Historic District Committee by utilizing the Zoom link or telephone number and Meeting ID provided below:

**Link: Join Zoom Meeting <https://zoom.us/j/95238255504>**

**Phone: 1- 888-475-4499 and entering Meeting ID: 95238255504**

2. Following the meeting, a recording will be televised via Channel 18 and may be viewed via the Channel 18 website at <http://streaming85.townofbarnstable.us/CablecastPublicSite/>

3. Applicants, their representatives and individuals required or entitled to appear before the Old King's Highway Historic District Committee may appear remotely and are not permitted to be physically present at the meeting, and may participate through accessing the link or telephone number provided above. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting to [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us) so that they may be displayed for remote public access viewing.

**Plans and applications may be reviewed by calling Erin Logan at 508.862.4787 or by emailing [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us)**

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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 will be held on the following applications:

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### **APPLICATIONS**

**Commonwealth of Massachusetts, Cape Cod Community College/DCAMM, 2240 Iyannough Road, West Barnstable, Map 236, Parcel 005/B00 and Map 236, Parcel 005/W00**

Construct a 2-story, 40,000 sqft, Science & Technology Building; natural wood siding, flat commercial roof, aluminum clad wood windows, glass curtain wall, and roof mounted solar panels;

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**Swift, Catherine, 0 Bow Lane, Barnstable, Map 299, Parcel 049/001, vacant land**

Construct a single family home with detached two-car garage/barn structure; including roof mounted solar panels on the main and garage/barn structures

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**EXTENSIONS**

**Town of Barnstable, Department of Public Works** has requested a one year extension of the Certificate of Appropriateness, approved on February 26, 2020, to remove and relocate the Pump Station/House on Rendezvous Lane.

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**OTHER** *Matters not reasonably anticipated by Chair*

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**APPROVAL OF MINUTES**      January 13, 2021

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**NEXT MEETING DATES**      February 24, 2021 & March 10, 2021

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Please Note: The list of matters, are those reasonably anticipated by the chair, which may be discussed at the meeting. Not all items listed may be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. It is possible that if it so votes, the Committee may go into executive session. The Committee may also act on items in an order other than they appear on this agenda. \* Public files are available for viewing during normal business hours at the Old King's Highway Historic District office located at 200 Main Street, Hyannis, MA



# Barnstable Old Kings Highway Historic District Committee

200 Main Street, Hyannis, MA 02601, Tel 508.862.4787 Eml [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us)

## APPLICATION, CERTIFICATE OF APPROPRIATENESS

Application is hereby made, with five (5) complete sets, for the issuance of a Certificate of Appropriateness under Section 6 of Chapter 470, Acts and Resolves of Massachusetts, 1973, for proposed work as described below and on plans, drawings, or photographs accompanying this application for:

*Check all categories that apply;*

- 1. Building construction:  New  Addition  Alteration
- 2. Type of Building:  House  Garage/barn  Shed  Commercial  Other Lab/Classroom Bldg
- 3. Exterior Painting, roof  new roof  color/material change, of trim, siding, window, door
- 4. Sign:  New Sign  Existing Sign  Repainting Existing Sign
- 5. Structure:  Fence  Wall  Flagpole  Retaining wall  Tennis court  Other
- 6. Pool  Swimming  Other man-made pool  Solar panels  Other

Type or Print Legibly: \_\_\_\_\_ Date 19 January 2021

*NOTE: All applications must be signed by the current owner*

Owner (print): Cape Cod Community College / DCAMM Telephone #: (508) 362-2131

Address of Proposed Work: 2240 Iyannough Rd, West Barnstable, MA 02668 Village West Barnstable Map Lot # 236 / 005 / B00

Mailing Address (if different) \_\_\_\_\_

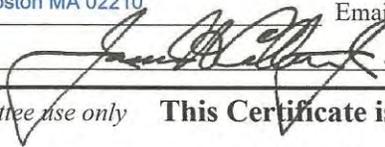
Owner's Signature  CHRISTOPHER CLARY VP Fin. & Operations.

**Description of Proposed Work:** Give particulars of work to be done: \_\_\_\_\_

An institutional building with contemporary craftsmanship, detailed in wood and glass, sited within a natural meadow landscape in the heart of the Cape Cod Community College's wooded campus. 40,000 square foot science and technology teaching building in two levels, including labs, classroom, lecture hall, faculty offices and support spaces. Site is located in the center of the campus quad, not visible from public roads. With a nod to the classic Cape Cod vernacular style, the wood siding will be left unfinished to silver out with the weather; glass curtain wall and aluminum-clad wood windows. Flat roof includes ballasted photo-voltaic panels and air-handling equipment.

Agent or Contractor (print): Jim H. Collins, Jr. FAIA / Payette Telephone #: 617-895-1000

Address: 290 Congress Street, Boston MA 02210 Email: jcollins@payette.com

Contractor/Agent's signature: 

*For committee use only* **This Certificate is hereby APPROVED / DENIED**

Date \_\_\_\_\_ Members signatures \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Conditions of approval \_\_\_\_\_

\_\_\_\_\_

\* = denotes items that are subject to the outcome of the public bid process

**CERTIFICATE OF APPROPRIATENESS SPEC SHEET Please submit 5 copies**

**Foundation Type:** (Max. 12" exposed) (material - brick/cement, other) Cast in place concrete, concealed

**Siding Type:** Clapboard  shingle  other Shiplap  
Material: red cedar  white cedar  other thermally modified poplar / ash\* Color: Natural left to silver

**Chimney Material:** None Color: \_\_\_\_\_

**Roof Material:** (make & style) Commercial (flat) roof, not visible from the ground Color: white

**Roof Pitch(s):** (7/12 minimum) Nominally flat with max 1/4" tapered insulation (specify on plans for new buildings, major additions)

**Window and door trim material:** wood  other material, specify \_\_\_\_\_

Size of cornerboards none size of casings (1 X 4 min.) none color n/a

Rakes 1st member none 2<sup>nd</sup> member none Depth of overhang none

**Window:** (make/model) Pella, Marvin or Anderson\* material Aluminum clad wood sash and frame color Silver gray to match weathered siding\*  
(Provide window schedule on plan for new buildings, major additions)

**Window grills** (please check all that apply):  
true divided lights  exterior glued grills  grills between glass  removable interior  None

**Door style and make:** Standard commercial entrance material Aluminum / glass Color: Prefinished (paint) to match windows\*

**Garage Door, Style** none Size of opening \_\_\_\_\_ Material \_\_\_\_\_ Color \_\_\_\_\_

**Shutter Type/Style/Material:** none Color: \_\_\_\_\_

**Gutter Type/Material:** none (internal roof drains) Color: \_\_\_\_\_

**Deck material:** wood none other material, specify \_\_\_\_\_ Color: \_\_\_\_\_

**Skylight, type/make/model/:** none material \_\_\_\_\_ Color: \_\_\_\_\_ Size: \_\_\_\_\_

**Sign size:** none Type/Materials: Etched on curtain wall glass\* Color: frosted white

**Fence Type (max 6' ) Style** none material: \_\_\_\_\_ Color: \_\_\_\_\_

**Retaining wall:** Material: Cast in place concrete (parged); Stone gabions (galv steel baskets filled with native/blue stone)

**Lighting, freestanding** Campus standard lampoles on building none illuminating sign none

**OTHER INFORMATION:** \_\_\_\_\_

**THE ATTACHED CHECK LIST MUST BE COMPLETED AND SUBMITTED**

Please provide samples of paint colors, manufacturers brochure of windows, doors, garage door, fences, lamp posts etc  
As this is a public bid, State project, actual manufacturers and their color selections will not be known until a later date.

Signed: (plan preparer)  Print Name Seth Clarke, AIA - Payette

**4. NEW HOUSE, ADDITION OR A COMMERCIAL BUILDING - CONTINUED**

**Plans shall include the following:**

- Name of applicant, street location, map and parcel.
- Name of Builder Designer, or architect, original signature of plan preparer and stamp, plan date, and all revision dates. ALL NEW HOUSE OR COMMERCIAL BUILDING PLANS MUST HAVE AN ORIGINAL SIGNATURE AND STAMP, IF ANY, BY A REGISTERED ARCHITECT, MEMBER OF AIBD, OR A LICENSED MASSACHUSETTS HOME IMPROVEMENT CONTRACTOR, UNLESS THIS REQUIREMENT IS WAIVED BY THE OKH DISTRICT COMMITTEE.
- A written and bar drawn scale
- Elevations of all (affected) sides of the building, with dimensions including height from the natural grade adjacent to the building to the top of the ridge; location and elevation of finished grade, roof pitch(s) dormer setbacks; trim style, window and door styles. Changes to existing buildings must be clouded on drawings.
- Window schedule on plans.
- Landscaping plan**, 5 copies drawn on a certified perimeter plan containing the following information:
  - Name of applicant, street address, assessor’s map and parcel number.  
Name address and telephone number of the plan preparer, plan date, & dates of revisions
  - The location of existing and proposed buildings and structures, and lot lines.
  - Natural features of site (e.g. rock outcroppings, streams, wetlands, etc.).
  - Existing buffer areas to remain.
  - Location and species of trees outside of buffer areas greater than 12” caliper to be retained or removed.
  - The location, number, size and name of proposed new trees and plants.
  - Driveway, parking areas, walkways, and patios indicating materials to be used.
  - Existing stone walls, and proposed walls including retaining walls for slope retention or septic systems. (for removal of stone walls, file Demolition Form).
  - All proposed exterior lighting and signs.
- Sketch or photos of adjacent properties**, (1 copy only)  
A sketch(s) to scale or photographs of nearby adjacent buildings, where present, along both sides of the street frontage, showing the proposed new house or commercial building in scale and in relationship to the existing buildings. Please discuss with staff if you do not think this is relevant to your application.
- Photographs of all sides of existing buildings** to remain, or being added to .

**Please complete the following:**

**Existing building, foot print:**

Building 1 \_\_\_\_\_ sq. ft. Building 2 \_\_\_\_\_

**Existing Building, gross floor area, including area of finished basement:**

Building 1 \_\_\_\_\_ sq. ft. Building 2 \_\_\_\_\_

**New building or addition, foot print:**

Building 1 23,205 sq. ft. Building 2 \_\_\_\_\_

**New Building or addition, gross floor area, including area of finished basement:**

Building 1 39,043 sq. ft. Building 2 \_\_\_\_\_

**5. SIGNS**

- Diagram of sign, showing graphics, size, design and height of post, color and materials.
- Spec sheet.
- Site Plan on a GIS map or mortgage survey, OR photographs OR to-scale sketch of building elevation showing location of proposed sign; and any tree to be removed near a freestanding sign

**6. SOLAR PANELS**

- Drawing of location of panels on house showing roof and panel dimensions.
- Site plan showing location of building on property. (Assessors map may be submitted)
- Height of solar panel above the roof.
- Color of panels
- Finish (matt or glossy)

**7. FEES**

- Filing fee** according to schedule, made payable to the Town of Barnstable
- Legal ad fee \$19.84** check made payable to the Town of Barnstable for the required legal ad notification  
*Note the filing fee and legal ad fees need to be on separate checks. We apologize in advance for any inconvenience this may cause.*
- First Class Postage Stamps** for abutter notification. Please contact the Barnstable Old King’s Highway Office

**SIGNED** (plan preparer)  Print Seth Clarke, AIA - Payette

Date: 01/19/2021 Tel. Phone no’s: 617-858-1005  
 Email sclarke@payette.com

**NOTE:** *The Old Kings Highway Historic District Committee MAY DENY INCOMPLETE APPLICATIONS*

**ATTENDANCE AT MEETINGS:** *If the applicant or his/her representative is not present during the hearing is scheduled, the application may be either CONTINUED OR DENIED*

<b>APPEAL PERIOD</b>	<b>APPROVED PLANS</b>	<b>PLAN PICK UP</b>
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**There is a ten (10) day appeal period, plus a 4 day waiting period for approved plans from the date the decision is filed with Town Clerk.** This is necessary for each Certificate of Appropriateness and/or Certificate for Demolition issued by the Old King’s Highway Committee. Plans approved by the Old King’s Highway Historic District Committee may be picked up at Planning & Development Department, 200 Main Street, Hyannis, after expiration of the 14 day “wait” period. If the 14<sup>th</sup> day falls on a Saturday, your plans will be available the afternoon of the following business day.

<b>DENIALS</b>
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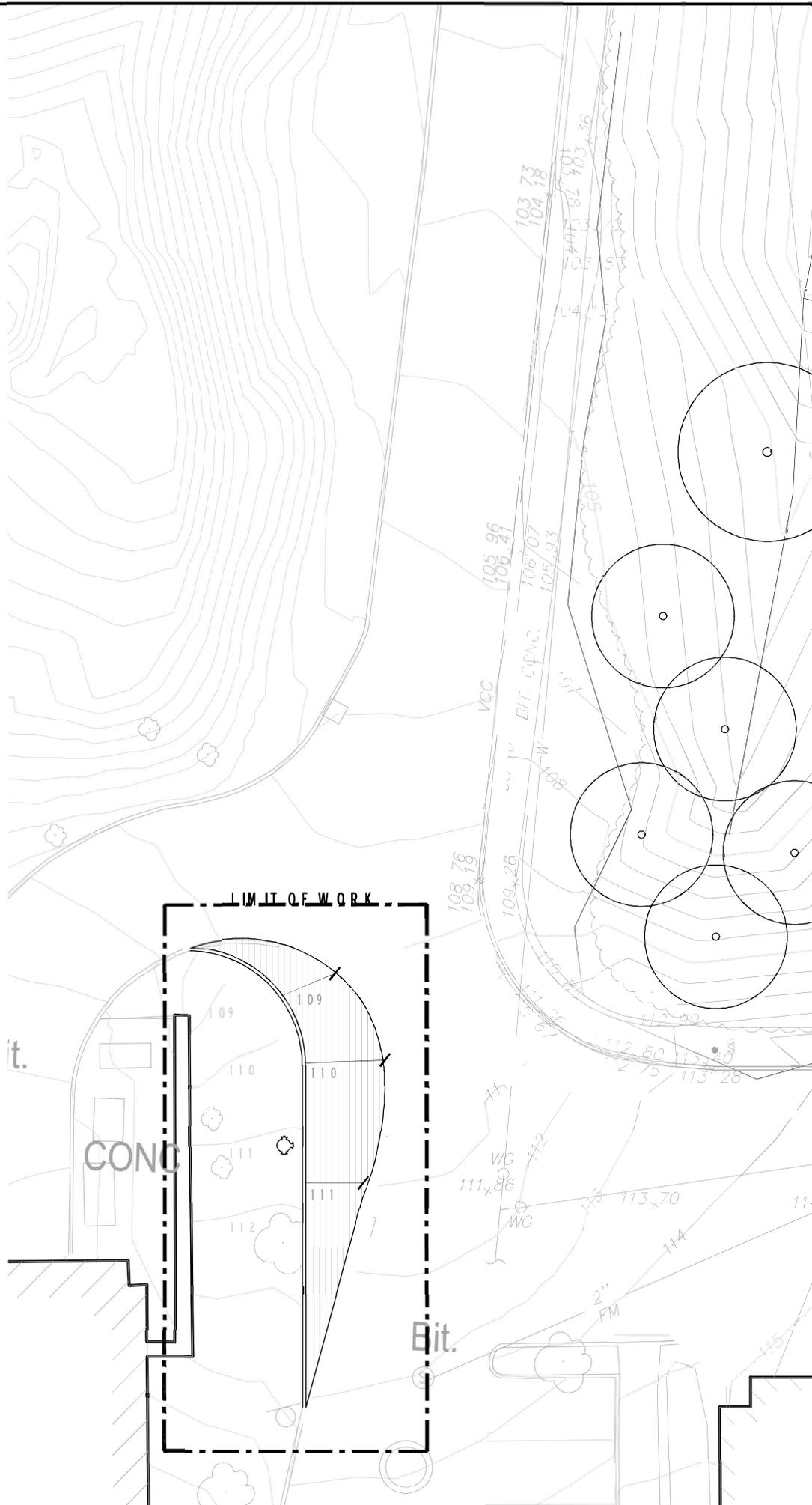
Applications that are denied may be appealed to the Old Kings Highway Regional Historic District Commission within 10 days of the filing of the decision with the Town Clerk. For more information, see the Bulletin of the Old Kings Highway Regional Historic District Commission.

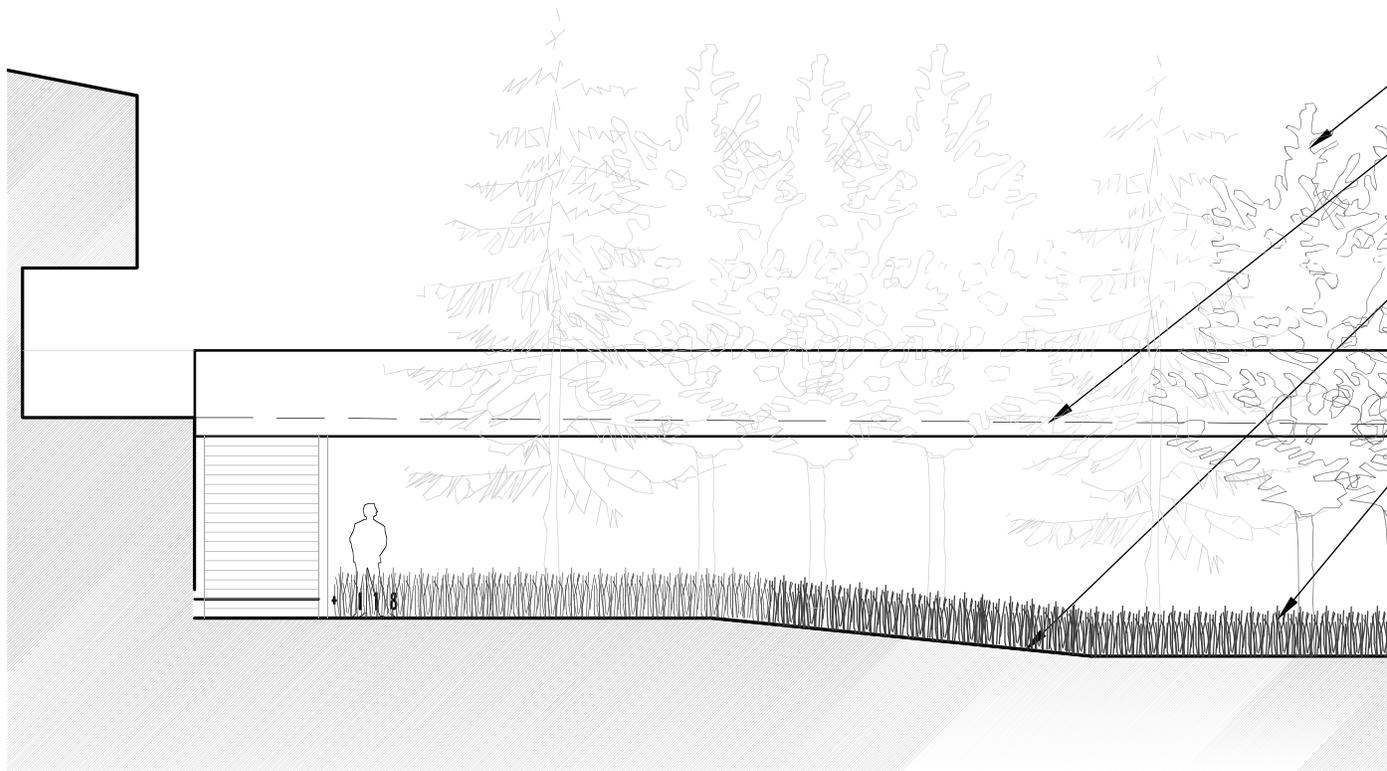
<b>BUILDING PERMITS, OTHER AGENCY CONTACTS</b>
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In most instances, before commencing work, a Building Permit is required. The Building Division will require a certified plot plan for new construction and/or demolition. Commercial work may require Site Plan approval. Demolitions: the applicant should check with the Building Division as to conformance with Zoning requirements.

*All certificates issued will expire one year from the date of issue, or upon the expiration date of any building permit issued for the work, whichever expiration date shall be later. The committee may renew any certificate for one additional year, providing the request for such renewal is received at least 30 days prior to the expiration date.*

<b>QUESTIONS ABOUT YOUR APPLICATION? PLEASE CALL THE BARNSTABLE OLD KINGS HIGHWAY OFFICE AT 508 862-4787</b>
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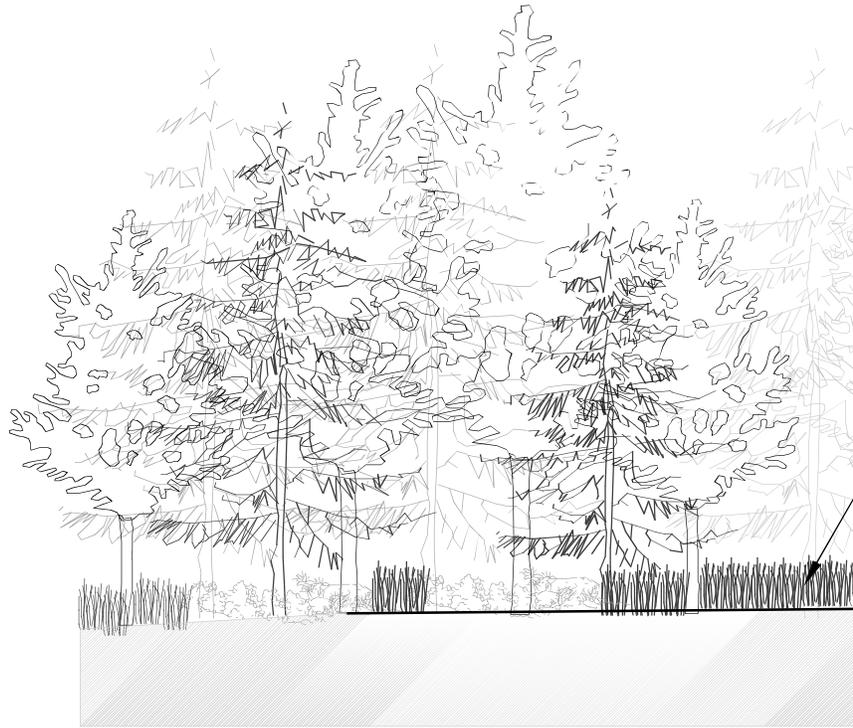




1

SITE SECTION

SCALE: 1" = 10'-0"



3

SITE SECTION

SCALE: 1" = 10'-0"

A

A.2

B

B.9

C

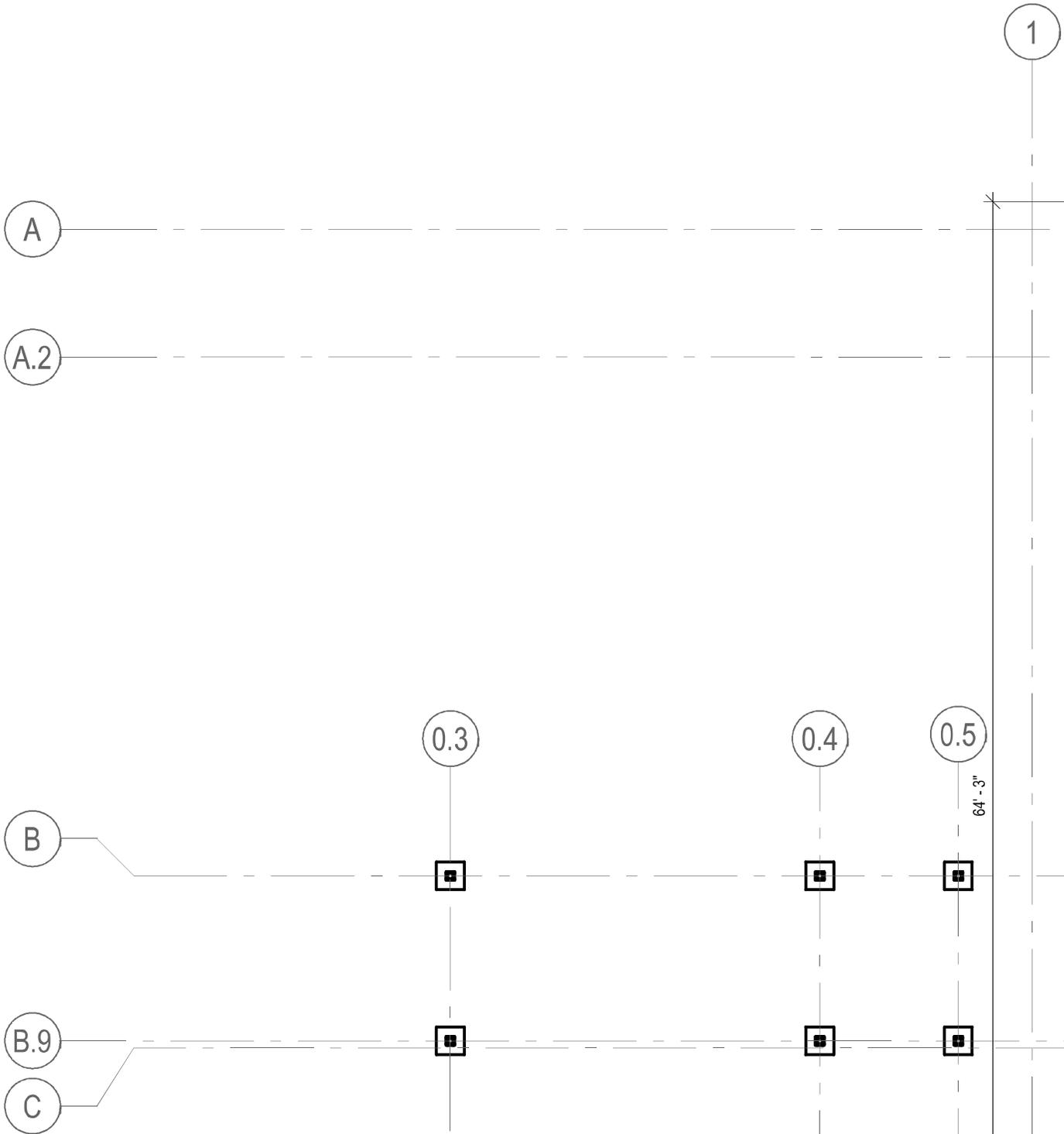
0.3

0.4

0.5

1

64' - 3"



1

A

A.2

LINE OF ROOF ABOVE

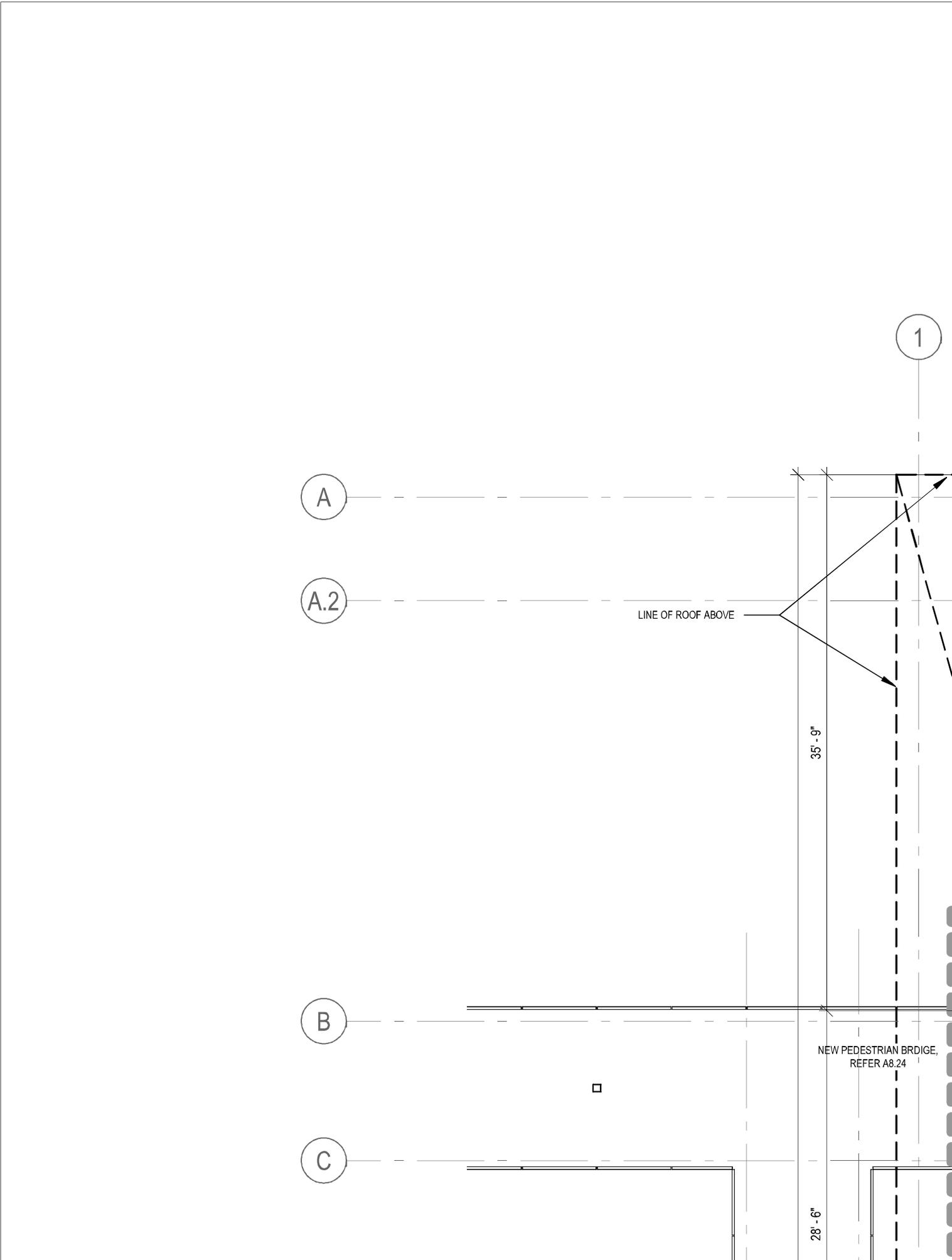
35' - 9"

B

NEW PEDESTRIAN BRIDGE,  
REFER A8.24

C

28' - 6"



9

8

7

2  
A8

12' - 9"

12' - 9"

EWA-1

USA-1

EWA-1

B

B

A1

A1

A

A

320000 - DECORATIVE MEXICAN BEACH  
PEBBLES, LOOSE LAID

087113 - AUTOMATIC DOOR OPERATOR:  
ACTUATOR ON BOLLARD

HOSE BIB

6' - 4 1/2"

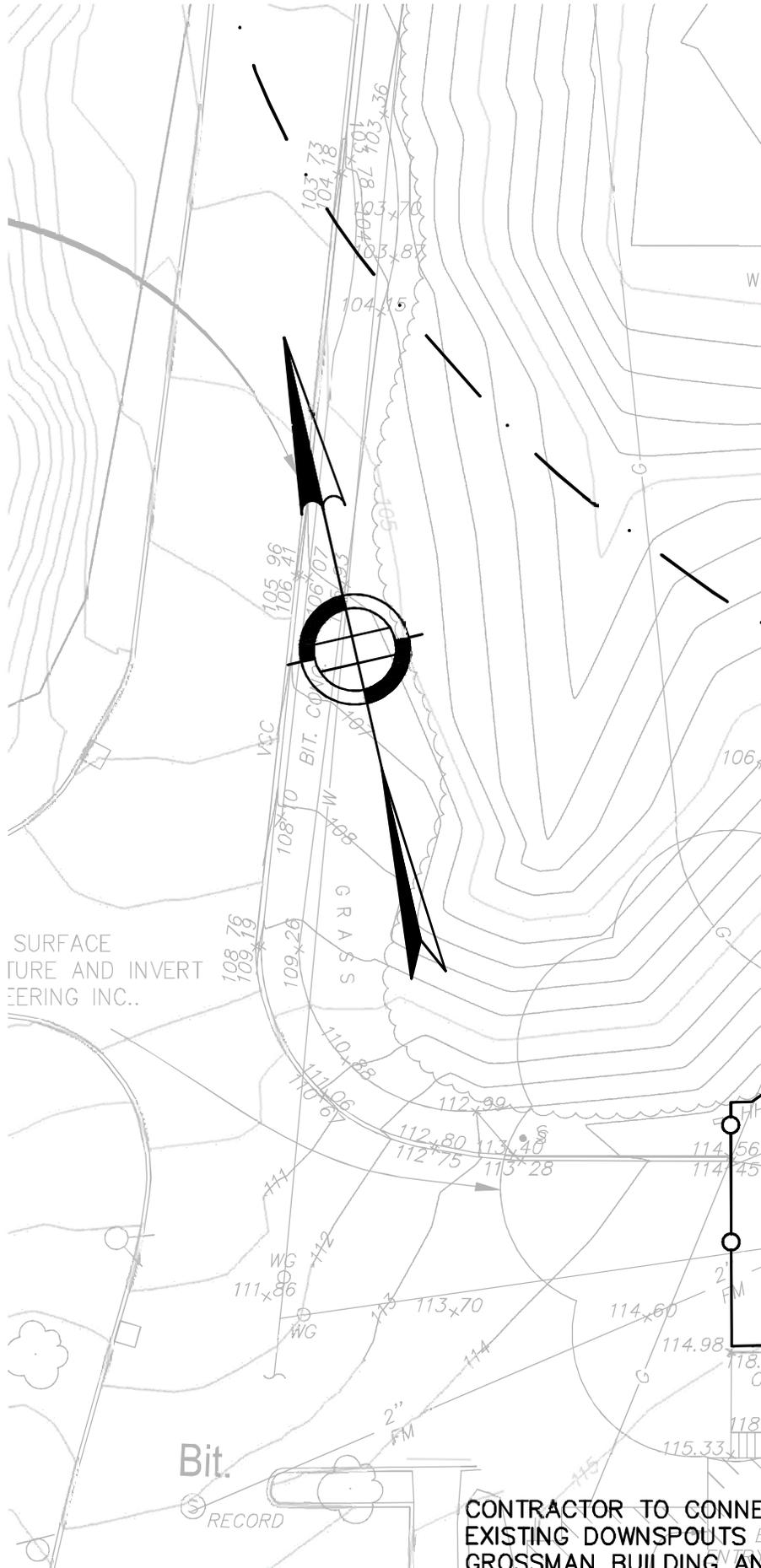
6"

3

Elevation - NORTH

SCALE: 1/8" = 1'-0"





SURFACE  
TURE AND INVERT  
ERING INC..

Bit.

RECORD

CONTRACTOR TO CONNE  
EXISTING DOWNSPOUTS  
GROSSMAN BUILDING A





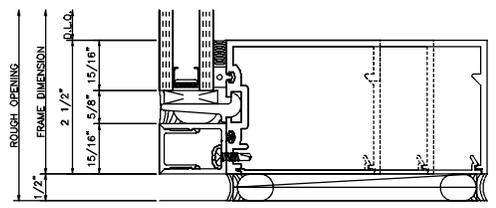
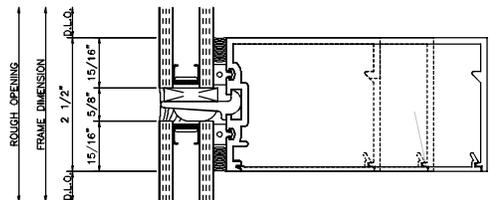
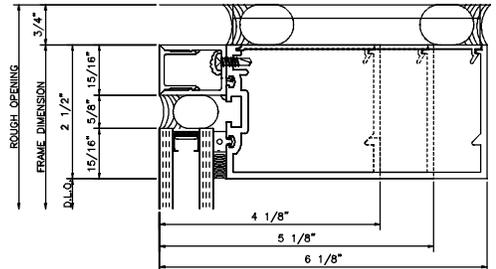
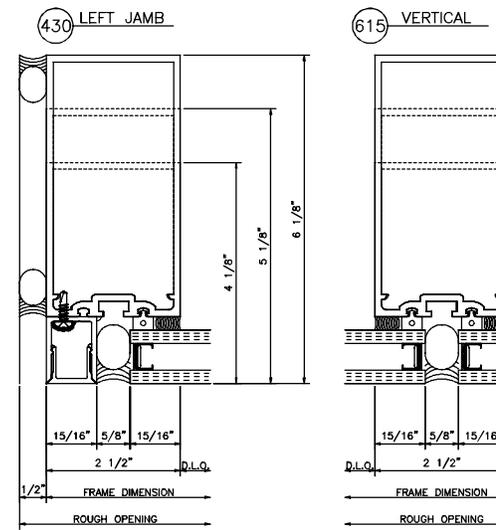
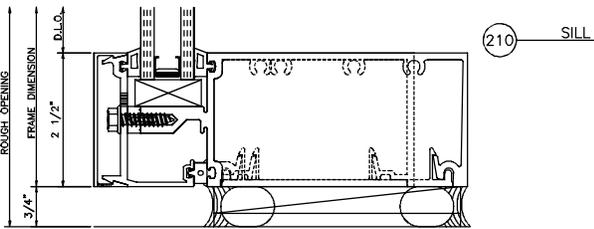
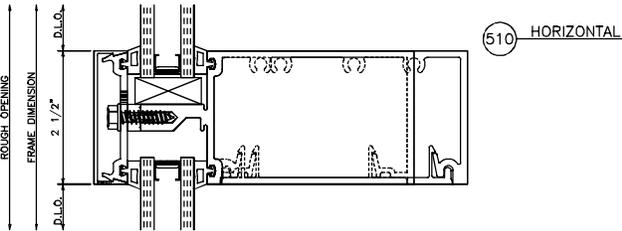
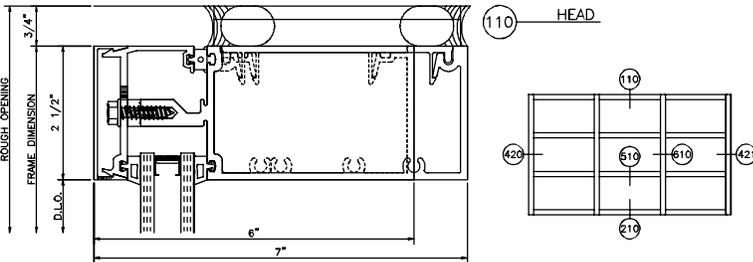
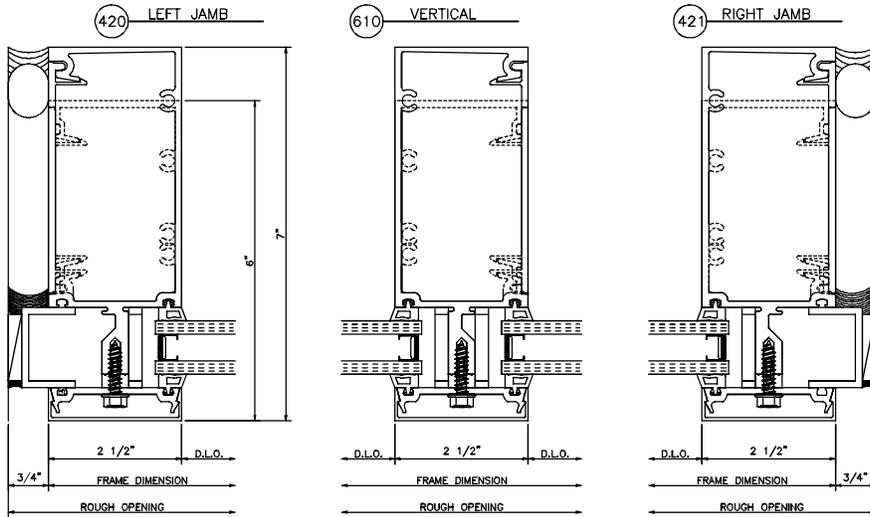


103

110

111

112



**5900 Screw Spline Outside Glazed**

Custom finish to match weathered wood.

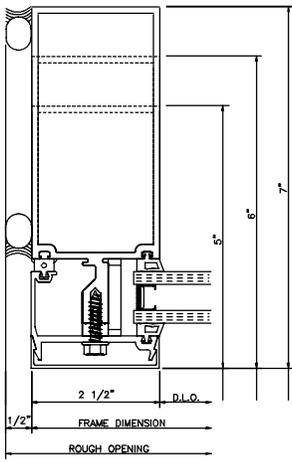
2 1/2" x 6", 7"

**5900**

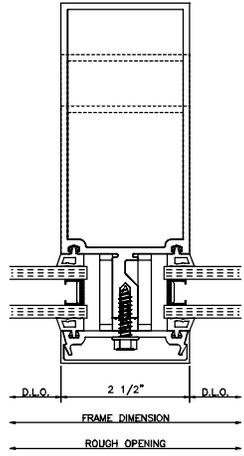
# 5900 Outside Glazed Center Tongue

2 1/2" x 5", 6", 7"

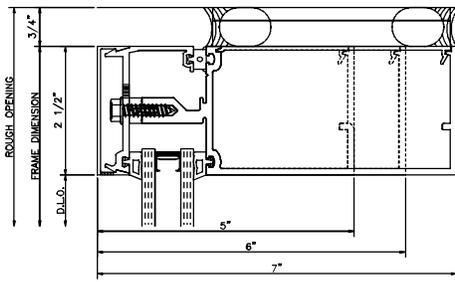
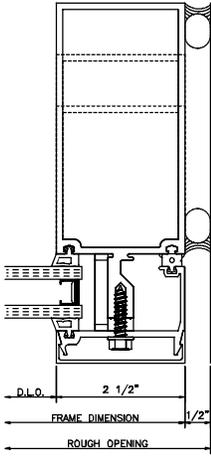
408 LEFT JAMB



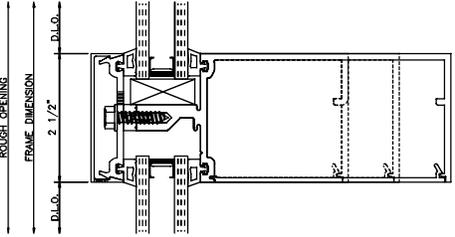
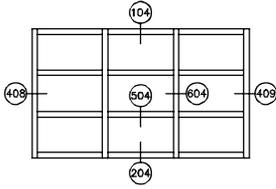
604 VERTICAL



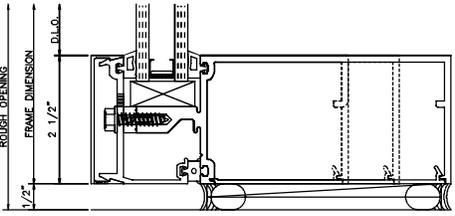
409 RIGHT JAMB



104 HEAD



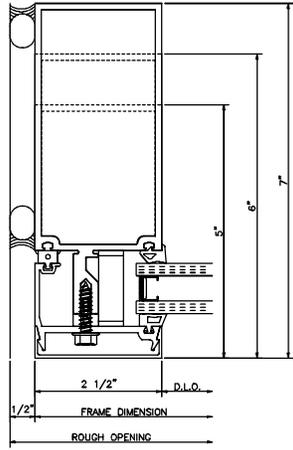
504 HORIZONTAL



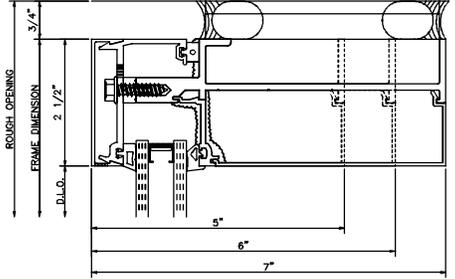
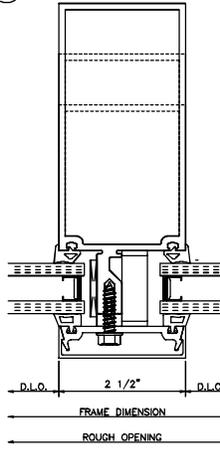
204 SILL

# 5900 I

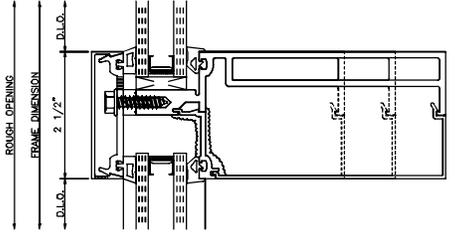
400 LEFT JAMB



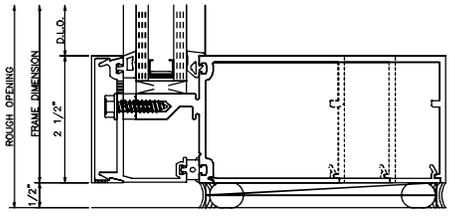
600 VERTICAL



100 HEAD

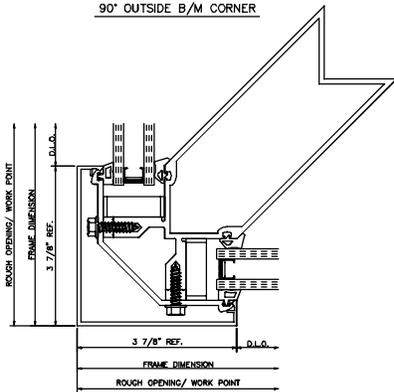


500 HORIZONTAL

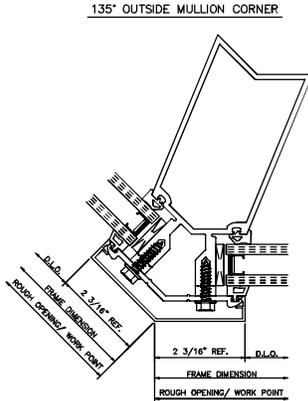


200 SILL

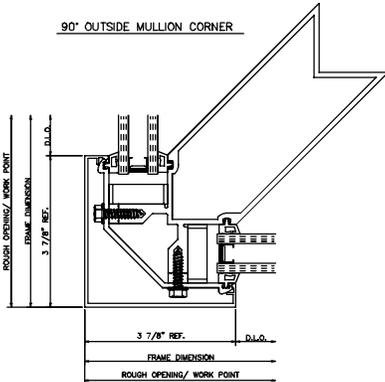
90° OUTSIDE B/M CORNER



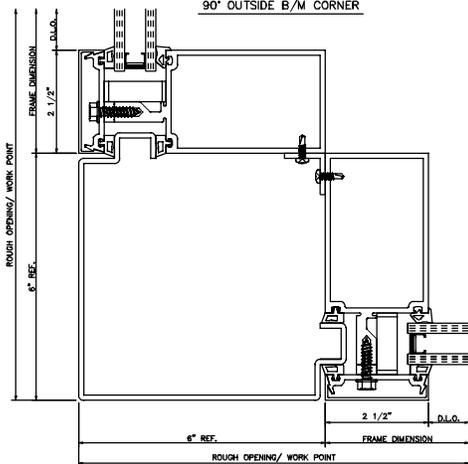
135° OUTSIDE MULLION CORNER



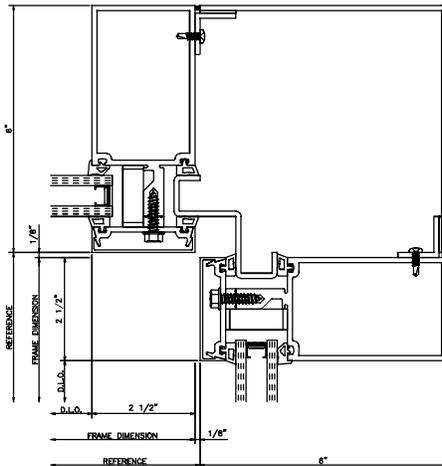
90° OUTSIDE MULLION CORNER



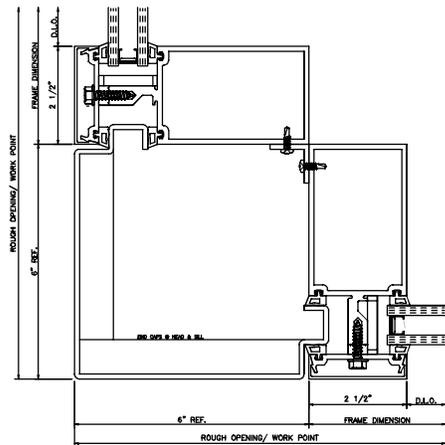
90° OUTSIDE B/M CORNER



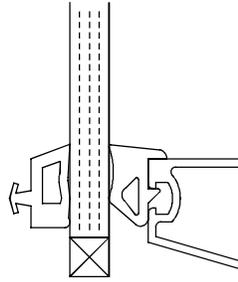
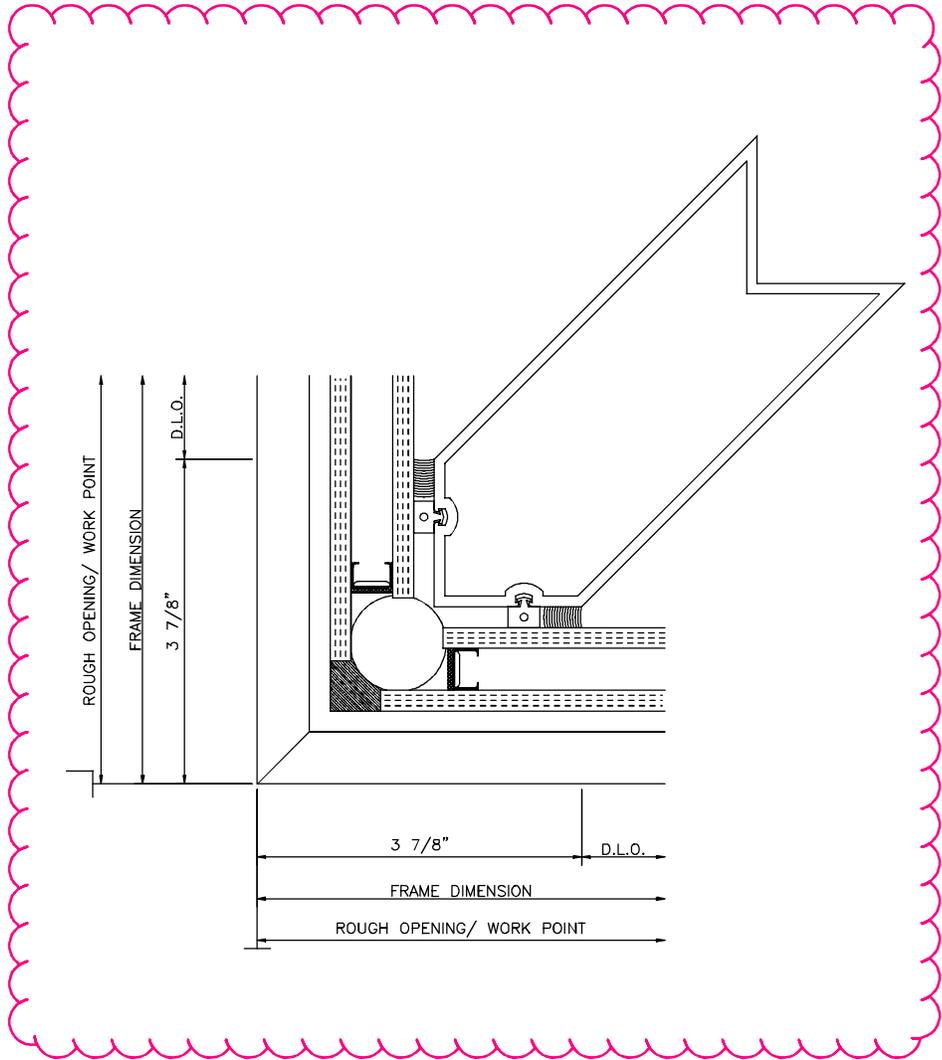
90° INSIDE B/M CORNER



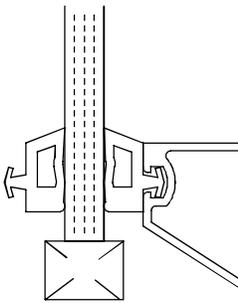
90° OUTSIDE B/M CORNER



5900 Corners



INSIDE GLAZE  
1/4" GLAZING



OUTSIDE GLAZE  
1/4" GLAZING

# Thermally Modified Wood Siding



## Benefits

Decay resistant

Less susceptible to warping

No toxic chemicals are used in the modification process

Rich chocolate color throughout the whole board

**Cambia**  
by NFP®

## Contact Us

USA & Canada Inquiries  
Brian Thomas  
Office: 603-642-3665 ext. 111  
bthomas@northlandforest.com

International Inquiries  
Scott Seyler  
Office: 603-642-3665  
sseyler@northlandforest.com

Minimum order quantity:  
500 Lineal Feet

*Cambia offers thermally modified poplar siding in two standard profiles:*

### TONGUE AND GROOVE



1" x 6"

3/4" x 5.25" actual, 4.88 exposed face, 0.40 coverage

1" x 8"

3/4" x 7.25" actual, 6.88 exposed face, 0.57 coverage

### SHIP LAP



1" x 6"

3/4" x 5.25" actual, 4.75 exposed face, 0.39 coverage

1" x 8"

3/4" x 7.25" actual, 6.75 exposed face, 0.56 coverage

Lengths run 3'-15', heavy 9'-14', with a maximum of 5% 3'-5'.

The wood that Cambia by NFP thermally modifies is manufactured in the United States by local sawmills that harvest from sustainably-managed forests and is available with FSC certification.

## Finishing

Cambia siding can be left uncoated or coated. We suggest wocadirect.com for eco-friendly options. Uncoated siding will turn a silvery grey over time.



## Maintenance

Reapplication of coating should take place every 2-3 years depending on sun exposure. This maintains the desired color of the siding.





STUDENT SENATE

A



  
NORTH & SOUTH HALL  
1ST FLOOR  
CLASSROOMS  
2ND FLOOR  
FACULTY OFFICES

  
This is a  
limited use area



A



A











# Barnstable Old Kings Highway Historic District Committee

200 Main Street, Hyannis, MA 02601, Tel 508.862.4787 Eml [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us)

## APPLICATION, CERTIFICATE OF APPROPRIATENESS

Application is hereby made, with five (5) complete sets, for the issuance of a Certificate of Appropriateness under Section 6 of Chapter 470, Acts and Resolves of Massachusetts, 1973, for proposed work as described below and on plans, drawings, or photographs accompanying this application for:

*Check all categories that apply;*

- 1. Building construction:  New  Addition  Alteration
- 2. Type of Building:  House  Garage/barn  Shed  Commercial  Other
- 3. Exterior Painting, roof  new roof  color/material change, of trim, siding, window, door
- 4. Sign:  New Sign  Existing Sign  Repainting Existing Sign
- 5. Structure:  Fence  Wall  Flagpole  Retaining wall  Tennis court  Other
- 6. Pool  Swimming  Other man-made pool  Solar panels  Other

Type or Print Legibly: Date 1/21/2021

*NOTE: All applications must be signed by the current owner*

Owner (print): WILLIAM + CATHERINE SWIFT Telephone #: 508-726-7412  
 Address of Proposed Work: 0 BOW LANE Village BARNSTABLE Map Lot # 299/049  
 Mailing Address (if different) PO BOX 108 BARNSTABLE, MA 02630  
 Owner's Signature [Signature]

Description of Proposed Work: Give particulars of work to be done: NEW HOUSE AND BARN  
SOLAR PANELS ON BARN ROOF

Agent or Contractor (print): COTUIT BAY DESIGN, LLC Telephone #: 508-274-1166  
 Address: 43 BREWSTER ROAD MASAPEE, MA 02647 Email: STEVE@COTUITBAYDESIGN.COM  
 Contractor/Agent' signature: [Signature]

<p><i>For committee use only</i></p> <p>Date _____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Conditions of approval _____</p> <p>_____</p>	<p><b>This Certificate is hereby APPROVED / DENIED</b></p> <p>Members signatures _____</p> <p>_____</p> <p>_____</p>
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**CERTIFICATE OF APPROPRIATENESS SPEC SHEET Please submit 5 copies**

Foundation Type: (Max. 12" exposed) (material - brick/cement, other) CONCRETE

Siding Type: Clapboard  shingle  <sup>BARN</sup> other   
Material: red cedar  white cedar  other HARDI PLANK <sup>HOUSE</sup> Color: WHITE/NATURAL

Chimney Material: STONE Color: NATURAL

Roof Material: (make & style) ASPHALT + METAL Color: DRIFTWOOD OR GRAY

Roof Pitch(s): (7/12 minimum) 10 (specify on plans for new buildings, major additions)

Window and door trim material: wood  other material, specify PVC

Size of cornerboards 1x6 size of casings (1 X 4 min.) 1x4 color WHITE

Rakes 1st member  2<sup>nd</sup> member  Depth of overhang 8"

Window: (make/model) ANDERSEN material PVC color BLACK  
(Provide window schedule on plan for new buildings, major additions) (VARIOUS SIZES)

Window grills (please check all that apply):  
true divided lights  exterior glued grills  grills between glass  removable interior  None

Door style and make: ANDERSEN material PVC Color: BLACK

Garage Door, Style PANELED Size of opening 9'x7' Material FIBERGLASS Color BLACK

Shutter Type/Style/Material: \_\_\_\_\_ Color: \_\_\_\_\_

Gutter Type/Material: ALUMINUM Color: WHITE

Deck material: wood  other material, specify TREX Color: GRAY

Skylight, type/make/model/: \_\_\_\_\_ material \_\_\_\_\_ Color: \_\_\_\_\_ Size: \_\_\_\_\_

Sign size: \_\_\_\_\_ Type/Materials: \_\_\_\_\_ Color: \_\_\_\_\_

Fence Type (max 6' ) Style \_\_\_\_\_ material: \_\_\_\_\_ Color: \_\_\_\_\_

Retaining wall: Material: STONE

Lighting, freestanding (1) LAMP POST on building AT DOORS illuminating sign \_\_\_\_\_

OTHER INFORMATION: BLACK SOLAR PANELED ON BARN ROOF

**THE ATTACHED CHECK LIST MUST BE COMPLETED AND SUBMITTED**

Please provide samples of paint colors, manufacturers brochure of windows, doors, garage door, fences, lamp posts etc

Signed: (plan preparer) Steve Cook Print Name STEVE COOK

**5. SIGNS**

- Diagram of sign, showing graphics, size, design and height of post, color and materials.
- Spec sheet.
- Site Plan on a GIS map or mortgage survey, OR photographs OR to-scale sketch of building elevation showing location of proposed sign; and any tree to be removed near a freestanding sign.

**6. SOLAR PANELS**

- Drawing of location of panels on house showing roof and panel dimensions.
- Site plan showing location of building on property. (Assessors map may be submitted)
- Height of solar panel above the roof.
- Color of panels
- Finish (matt or glossy)

**7. FEES**

- Filing fee** according to schedule, made payable to the Town of Barnstable
- Legal ad fee \$19.84** check made payable to the Town of Barnstable for the required legal ad notification  
*Note the filing fee and legal ad fees need to be on separate checks. We apologize in advance for any inconvenience this may cause.*
- First Class Postage Stamps** for abutter notification. Please contact the Barnstable Old King's Highway Office

**SIGNED** (plan preparer) Steve Cook Print STEVE COOK

Date: 1/21/2021 Tel. Phone no's: 508-274-1166

Email STEVE@COUITBAYDESIGN.COM

**NOTE:** The Old Kings Highway Historic District Committee MAY DENY INCOMPLETE APPLICATIONS

**ATTENDANCE AT MEETINGS:** If the applicant or his/her representative is not present during the hearing is scheduled, the application may be either CONTINUED OR DENIED

<b>APPEAL PERIOD</b>	<b>APPROVED PLANS</b>	<b>PLAN PICK UP</b>
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**There is a ten (10) day appeal period, plus a 4 day waiting period for approved plans from the date the decision is filed with Town Clerk.** This is necessary for each Certificate of Appropriateness and/or Certificate for Demolition issued by the Old King's Highway Committee. Plans approved by the Old King's Highway Historic District Committee may be picked up at Planning & Development Department, 200 Main Street, Hyannis, after expiration of the 14 day "wait" period. If the 14<sup>th</sup> day falls on a Saturday, your plans will be available the afternoon of the following business day.

<b>DENIALS</b>
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Applications that are denied may be appealed to the Old Kings Highway Regional Historic District Commission within 10 days of the filing of the decision with the Town Clerk. For more information, see the Bulletin of the Old Kings Highway Regional Historic District Commission.

<b>BUILDING PERMITS, OTHER AGENCY CONTACTS</b>
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In most instances, before commencing work, a Building Permit is required. The Building Division will require a certified plot plan for new construction and/or demolition. Commercial work may require Site Plan approval. Demolitions: the applicant should check with the Building Division as to conformance with Zoning requirements.

*All certificates issued will expire one year from the date of issue, or upon the expiration date of any building permit issued for the work, whichever expiration date shall be later. The committee may renew any certificate for one additional year, providing the request for such renewal is received at least 30 days prior to the expiration date.*

<b>QUESTIONS ABOUT YOUR APPLICATION? PLEASE CALL THE BARNSTABLE OLD KINGS HIGHWAY OFFICE AT 508 862-4787</b>
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**Town of Barnstable, Old Kings Highway Historic District Committee**

**CHECKLIST -- CERTIFICATE OF APPROPRIATENESS**

*Please check the applicable categories; This check list must be completed and submitted with your application.*

**1. ALTERATIONS (new paint color, changes to siding, roof shingles, windows or door etc.)**

- Application for Certificate of Appropriateness**, 5 copies.
- Spec Sheet**, 4 copies; brochures and color samples.
- Plans of building elevations/photographs, 5 copies, **ONLY** if there is a change to the location and size of the window (s) or door (s)

**2. MINOR ADDITIONS e.g. decks, shed (over 120 sq. feet)**

- Application for Certificate of Appropriateness**, 5 copies.
- Spec Sheet**, 5 copies; brochures and color samples.
- Site Plan**, 5 copies, **ONLY** if there is a change to the building footprint.  
A site plan drawn on a mortgage survey plan or GIS map may be used for minor additions, **UNLESS** the porch, deck, pool, or shed etc. is close to lot lines, zoning setback lines, or other buildings, in which case a certified site plan must be submitted, see requirements as applicable, see 4. Site Plan, below.
- Photographs** of all building elevation affected by any proposed alterations.
- Plans**: 5 copies plus 1 at reduced scale to fit 8.5 x 11 or 11 x 17 paper  
Company brochure of manufacturer's shed **OR** to-scale sketch of affected structure or building elevations.

**3. STRUCTURES, NEW/ALTERED (fences, new stonewalls or changes to, retaining walls, pools etc)**

- Application for Certificate of Appropriateness**
- Spec Sheet**, brochures or diagram.
- Site plan**, see Instructions 2. Site Plan, above.
- Photographs** of any existing structure that will be affected by change.

**4. NEW HOUSE, ADDITION OR A COMMERCIAL BUILDING**

- Application for Certificate of Appropriateness** (5 copies).
- Spec Sheet**, 5 copies, brochures and samples of colors.
- Site Plan**, 5 copies, at an appropriate scale. & 5 copies of site plans at reduced scaled to fit 8.5"X11 or 11X17 paper  
**Site Plans shall contain the following:**
  - Name of applicant, street location, map and parcel.
  - Name of architect, engineer or surveyor; original stamp and signature; date of plan and revision dates.
  - North arrow, written and drawn scale.
  - Changes to existing grades shown with one-foot contours.
  - Proposed and existing footprint of the building and/or structures, and distance to lot lines.
  - Proposed driveway location.
  - Proposed limits of clearing for building(s), accessory structure(s), driveway and septic system.
  - Retaining walls or accessory structures (e.g. pool, tennis court, cabanas, barn, garage etc.)
- Building Elevations:**
  - 5 copies of plans at a scale of 1/4" = 1 foot; a written and drawn scale.
  - 5 copies of plans at a reduced scale to fit 8.5"x 11 or 11 x 17 paper.

**4. NEW HOUSE, ADDITION OR A COMMERCIAL BUILDING - CONTINUED**

**Plans shall include the following:**

- Name of applicant, street location, map and parcel.
- Name of Builder Designer, or architect; original signature of plan preparer and stamp; plan date, and all revision dates. ALL NEW HOUSE OR COMMERCIAL BUILDING PLANS MUST HAVE AN ORIGINAL SIGNATURE AND STAMP, IF ANY, BY A REGISTERED ARCHITECT, MEMBER OF AIBD, OR A LICENSED MASSACHUSETTS HOME IMPROVEMENT CONTRACTOR, UNLESS THIS REQUIREMENT IS WAIVED BY THE OKH DISTRICT COMMITTEE.
- A written and bar drawn scale
- Elevations of all (affected) sides of the building, with dimensions including height from the natural grade adjacent to the building to the top of the ridge; location and elevation of finished grade, roof pitch(s) dormer setbacks; trim style, window and door styles. Changes to existing buildings must be clouded on drawings.
- Window schedule on plans.
- Landscaping plan**, 5 copies drawn on a certified perimeter plan containing the following information:
  - Name of applicant, street address, assessor's map and parcel number.  
Name address and telephone number of the plan preparer, plan date, & dates of revisions
  - The location of existing and proposed buildings and structures, and lot lines.
  - Natural features of site (e.g. rock outcroppings, streams, wetlands, etc.).
  - Existing buffer areas to remain.
  - Location and species of trees outside of buffer areas greater than 12" caliper to be retained or removed.
  - The location, number, size and name of proposed new trees and plants.
  - Driveway, parking areas, walkways, and patios indicating materials to be used.
  - Existing stone walls, and proposed walls including retaining walls for slope retention or septic systems. (for removal of stone walls, file Demolition Form).
  - All proposed exterior lighting and signs.
- Sketch or photos of adjacent properties**, (1 copy only)  
A sketch(s) to scale or photographs of nearby adjacent buildings, where present, along both sides of the street frontage, showing the proposed new house or commercial building in scale and in relationship to the existing buildings. Please discuss with staff if you do not think this is relevant to your application.
- Photographs of all sides of existing buildings** to remain, or being added to .

**Please complete the following:**

**Existing building, foot print:**

Building 1 \_\_\_\_\_ sq. ft. Building 2 \_\_\_\_\_

**Existing Building, gross floor area, including area of finished basement:**

Building 1 \_\_\_\_\_ sq. ft. Building 2 \_\_\_\_\_

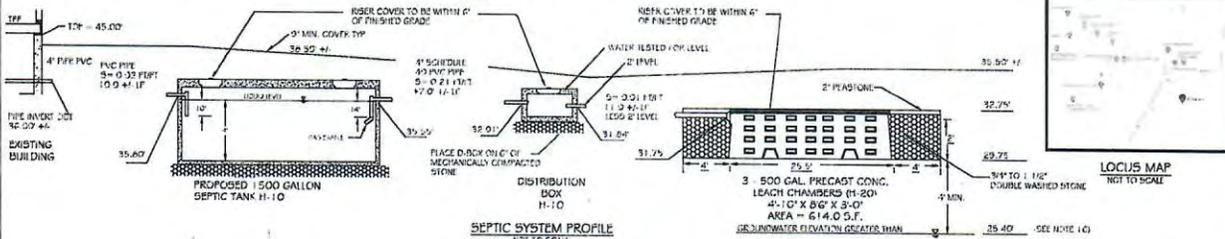
**New building or addition, foot print:**

Building 1 3427 sq. ft. Building 2 768

**New Building or addition, gross floor area, including area of finished basement:**

Building 1 3164 sq. ft. Building 2 N/A

# LANDSCAPE PLAN



SOIL TEST # 101		SOIL TEST # 102		SOIL TEST # 103		SOIL TEST # 104		SOIL TEST # 105	
DEPTH (FT.)	SOIL TYPE								
0 - 4	A	0 - 4	A	0 - 4	A	0 - 4	A	0 - 4	A
4 - 10	B								
10 - 15	C								
15 - 20	C2								

**DESIGN CALCULATIONS:**

NUMBER OF BEDROOMS: 4  
GARBAGE DISPOSAL UNIT: NONE

TOTAL ESTIMATED FLOW: (1.10 GAL/BEDROOM/DAY X 4 BEDROOMS) = 440 GPD  
REQUIRED SEPTIC TANK CAPACITY = 200% = 880 GALLONS  
ACTUAL TANK SIZE: 1500 GALLONS (H-10)

LEACHING AREA REQUIRED:  
SOIL CLASS: 1  
PERC RATE: 0.74 GPD/SF  
LTA = 0.74 GPD/SF  
440 GPD / 0.74 GPD/SF = 594.59 SF USE: 595 SF

LEACHING CAPACITY:  
3-500 GALLON LEACHING CHAMBERS (H-20) WITH 4" OF STONE ON SIDES  
SIDES = (33.5' x 12.0' x 2) x 2 = 165.2 SF  
BOTTOM = (33.5' x 12.0') = 402.0 SF  
TOTAL AREA = 567.2 SF

TOTAL CAPACITY:  
614.0 SF x 0.74 GPD/SF = 454 GPD

- NOTES:
1. VERTICAL DATUM: NAVD 83
  2. SEPTIC SYSTEM SHALL BE INSTALLED ACCORDING TO 310 CMR 15.00 (TITLE V) AND THE TOWN OF BARNSTABLE BOARD OF HEALTH REGULATIONS.
  3. ALL PIPES SHALL BE 4" SCHEDULE 40 PVC
  4. WHERE APPLICABLE THE DISTRIBUTION BOX SHALL BE WATER TESTED TO INSURE LEVELNESS AND EQUAL FLOW.
  5. THE INSTALLER IS TO VERIFY THE LOCATION OF UTILITIES AND SEWER LINE ELEVATIONS PRIOR TO INSTALLATION.
  6. SOIL ABOVE C LAYER (AS SHOWN ON SOIL LOGS) SHALL BE REMOVED AND REPLACED WITH CLEAN SAND ACCORDING TO MASS LOCAL SPECIFICATIONS IN THE S.A.S. AREA.
  7. EXCAVATION FOR AREA WHERE FILL IS REQUIRED SHALL EXTEND 2' LATERALLY BEYOND 5 A.S.
  8. SYSTEM IS NOT DESIGNED FOR GARBAGE GRINDER.
  9. ALL PRE CAST UNITS ARE TO BE SET LEVEL AND TRUE TO GRADE ON A LEVEL STABLE BASE WHICH HAS BEEN MECHANICALLY COMPACTED. NATIVE GROUND WITHIN 4 FEET OF BASE IS ADEQUATE.
  10. MIN. PIPE SLOPE: 1/8" INFT. 1/4" INFT PREFERRED.
  11. UNLESS OTHERWISE SPECIFIED MANHOLE COVERS ARE TO BE WITHIN 9" OF FINISHED GRADE.
  12. SEPTIC TANK TEES SHALL CONFORM TO MASS & LOCAL REGULATIONS.
  13. ALL STONE IS TO BE DOUBLY WASHED ACCORDING TO MASS & LOCAL REGULATIONS.
  14. GROUND COVER OVER SYSTEM COMPONENTS SHALL NOT EXCEED 3" UNLESS COMPONENTS ARE H-20.
  15. CONTRACTOR TO NOTIFY HEALTH AGENT AT TIME OF EXCAVATION TO VERIFY SOIL ABSORPTION MATERIAL IS SATISFACTORY.
  16. CONTRACTOR TO NOTIFY HEALTH AGENT AT TIME OF EXCAVATION TO VERIFY 4 FEET OF SUITABLE MATERIAL BELOW SOIL ABSORPTION SYSTEM.

OWNER OF RECORD:  
WILLIAM F. & CATHERINE R SWIFT  
P.O. BOX 108  
BARNSTABLE, MA 02630

REFERENCES:  
CERTIFICATE #202151  
LALO COURT PLAN #15234-C  
ADJUDICATORS MAP 299 PARCELS 49-1  
ZONING DISTRICTS R-2  
LOT AREA: 43,360 S.F.  
FRONTAGE: 150'  
SETBACKS: FRONT: 30'  
SIDE: 15'  
REAR: 15'

VERTICAL DATUM: NAVD 1988

REVISIONS		ENGINEER
Date	DESCRIPTION	Drawn/Checked
	SEPTIC SYSTEM DESIGN FOR SWIFT AT 0 BOW LANE IN BARNSTABLE	

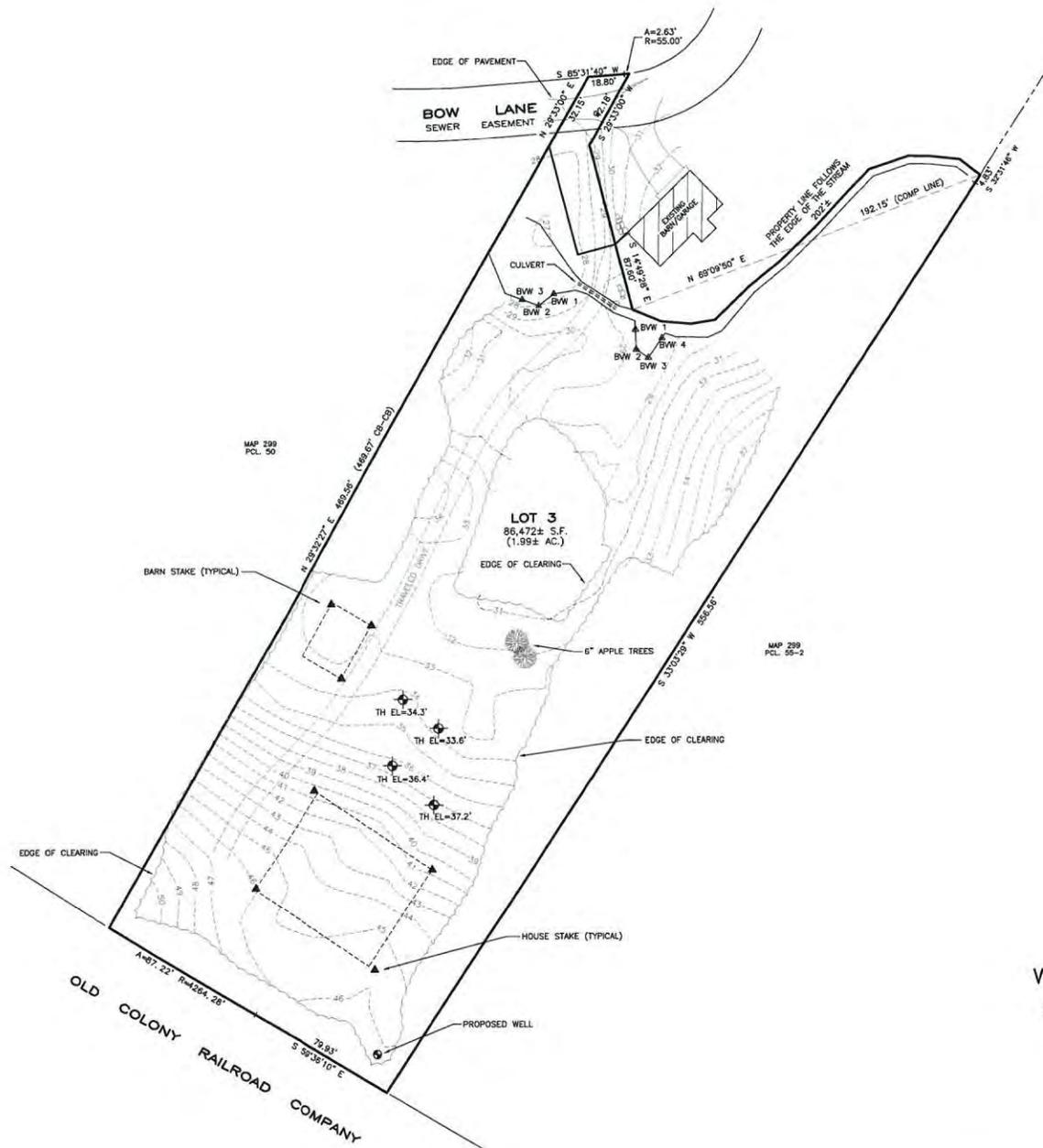
SCALE: 1" = 40' DATE: OCTOBER 12, 2020

**MACINNES CONSULTING**  
P.O. BOX 1162  
EAST SANDWICH, MA 02537  
(508) 274-2051

DRAWN BY: SGM  
CHECKED BY: SGM

20-753 SHEET 1 OF 1

NOTE: THE PROPERTY ARE COMPILED FROM SITE SURVEY PERFORMED BY DEMARESE LAND SURVEYING, SOUTH DENNIS, MA, DATED SEPTEMBER 22, 2020 AND IS NOT INTENDED TO BE A SURVEYED PLOT PLAN. IT SHOULD BE USED FOR NO PURPOSE OTHER THAN SEPTIC SYSTEM INSTALLATION



OWNER OF RECORD:  
WILLIAM F. & CATHERINE R SWIFT  
P.O. BOX 108  
BARNSTABLE, MA 02630

REFERENCES:  
CERTIFICATE #202151  
LAND COURT PLAN #15234-C  
ASSESSORS MAP 299 PARCEL 49-1  
ZONING DISTRICT: RF-2  
LOT AREA: 43,560 S.F.  
FRONTAGE: 150'  
SETBACKS: FRONT: 30'  
SIDE: 15'  
REAR: 15'

VERTICAL DATUM: NAVD 1988

### PLAN OF LAND IN BARNSTABLE, MA BOW LANE

PREPARED FOR:

**WILLIAM & CATHERINE SWIFT**

SCALE: 1" = 40' SEPTEMBER 22, 2020

GRAPHIC SCALE IN FEET



**DEMAREST LAND SURVEYING**

338 MAYFAIR ROAD  
SOUTH DENNIS, MA 02660  
508-364-9049



**400 SERIES**  
**WINDOWS & DOORS**



**THE WINDOW CONTRACTORS  
TRUST THE MOST\***

\* 2018 Contractor Survey of Andersen 400 Series windows.

# PRODUCT OVERVIEW



## DOUBLE-HUNG WINDOWS

Choose Woodwright® double-hung windows that replicate the look of traditional architecture or our best-selling tilt-wash double-hung windows that are extremely energy efficient. Both are available as full-frame or insert windows and can be part of bay or bow window combinations. Coordinating picture and transom windows are also available.



## SPECIALTY WINDOWS

Choose from a collection of stylish shapes to help distinguish a home's style or create a delicate accent.



Woodwright full-frame windows come in a variety of shapes.



Our **Narroline® Conversion Kit** can upgrade Andersen® Narroline double-hung windows to tilt-wash windows.



**Complementary Specialty Windows** offer 35 additional shapes and custom sizes.



## CASEMENT & AWNING WINDOWS

Casement and awning windows are energy efficient and are built with our low-maintenance Perma-Shield® cladding. Available for new construction or replacement, as integral twin or triple units or as part of bay or bow window combinations. Coordinating picture and transom windows are also available.



**Complementary Casement Windows** come in a variety of shapes and in French casement options.



## GLIDING WINDOWS

Superior energy efficiency, reliable performance and uncommon beauty. Both sash on our gliding windows open for improved ventilation.



## FRENCHWOOD® GLIDING & HINGED PATIO DOORS

Wide wood profiles provide the authentic craftsmanship of traditional French doors and our Perma-Shield exterior cladding protects the unit and offers low maintenance. Add blinds-between-the-glass to conveniently control light and privacy. To learn more about other traditional and contemporary style Andersen door options, visit [andersenwindows.com/doors](http://andersenwindows.com/doors).

Frame any Frenchwood patio door with **Frenchwood Patio Door Sidelights and Transoms**.



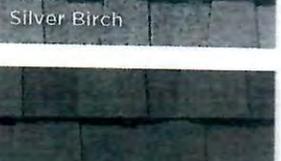
**Complementary Curved Top Patio Doors**, including Springline™ and arch hinged doors, are handcrafted and complement our 400 Series products.

# DESIGNER SHINGLES



Landmark, shown in Georgetown Gray

## COLOR AVAILABILITY

 Atlantic Blue	 Granite Gray
 Birchwood	 Heather Blend
 Burnt Sienna	 Hunter Green
 Charcoal Black	 Moire Black
 Colonial Slate	 Pewterwood
 Cobblestone Gray	 Resawn Shake
 Cottage Red	 Silver Birch
 Driftwood	 Weathered Wood
 Georgetown Gray	

# LANDMARK®

- Two-piece laminated fiber glass base construction
- Classic shades and dimensional appearance of natural wood or slate
- 235 lbs. per square
- Lifetime limited transferable warranty\*
- 10-year StreakFighter® algae-resistance warranty
- 10-year SureStart™ protection
- 15-year 110 mph wind-resistance warranty
- Wind warranty upgrade to 130 mph available. CertainTeed starter and CertainTeed hip and ridge required
- CertainTeed Starter and hip and ridge accessory available (see details in back of brochure)

\* See warranty for specific details and limitations.

CertainTeed products are tested to ensure the highest quality and comply with the following industry standards:

- Fire Resistance:**
  - UL Class A
  - UL certified to meet ASTM D3018 Type 1
- Wind Resistance:**
  - UL certified to meet ASTM D3018 Type 1
  - ASTM D3161 Class F
- Tear Resistance:**
  - UL certified to meet ASTM D3462
  - CSA standard A123.5
- Quality Standards:**
  - ICC-ES-ESR-1389 & ESR-3537





### Legend

- Parcels
- ▬ Town Boundary
- + Railroad Tracks
- Buildings
  - Approx. Building
  - Buildings
- Parking Lots
  - Paved
  - Unpaved
- Roads
  - Paved Road
  - Unpaved Road
  - ▨ Bridge
  - Paved Median
- Water Bodies

Map printed on: 2/4/2021



Approx. Scale: 1 inch = 333 feet



This map is for illustration purposes only. It is not adequate for legal boundary determination or regulatory interpretation. This map does not represent an on-the-ground survey. It may be generalized, may not reflect current conditions, and may contain cartographic errors or omissions.

Parcel lines shown on this map are only graphic representations of Assessor's tax parcels. They are not true property boundaries and do not represent accurate relationships to physical objects on the map such as building locations.



**Town of Barnstable GIS Unit**

367 Main Street, Hyannis, MA 02601

508-862-4624

gis@town.barnstable.ma.us

Legend

Road Names



Map printed on: 2/4/2021



Approx. Scale: 1 inch = 167 feet



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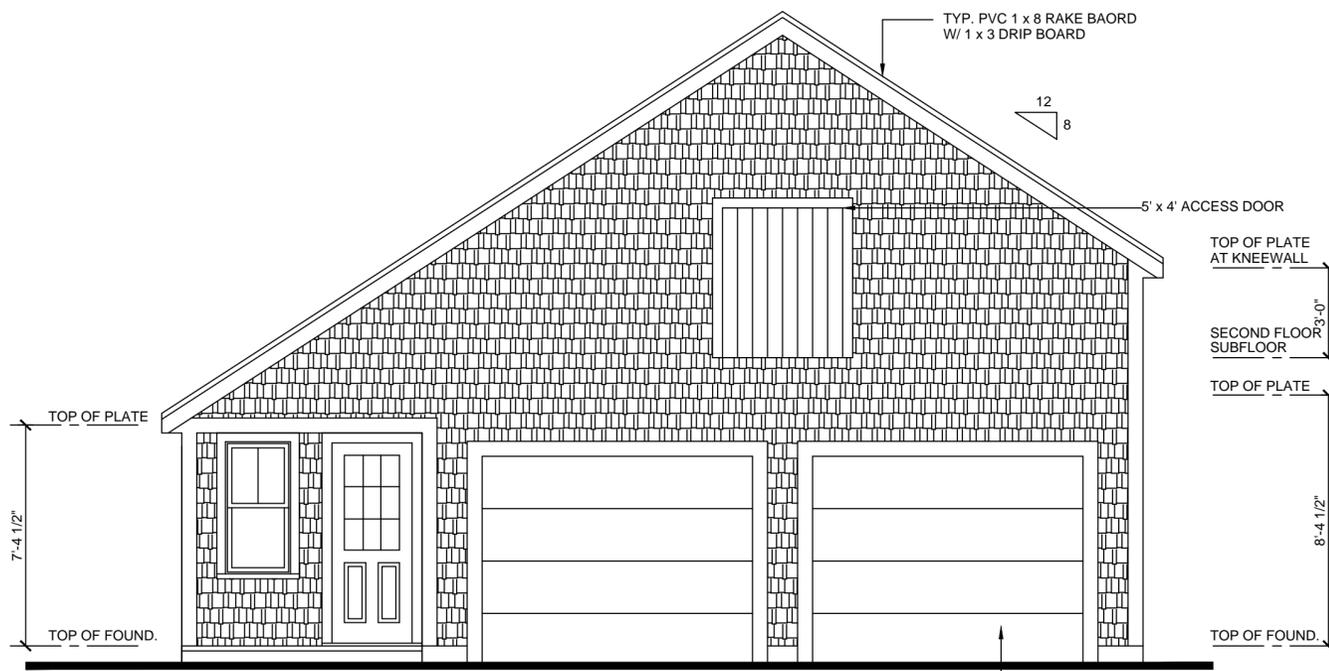


Town of Barnstable GIS Unit

367 Main Street, Hyannis, MA 02601

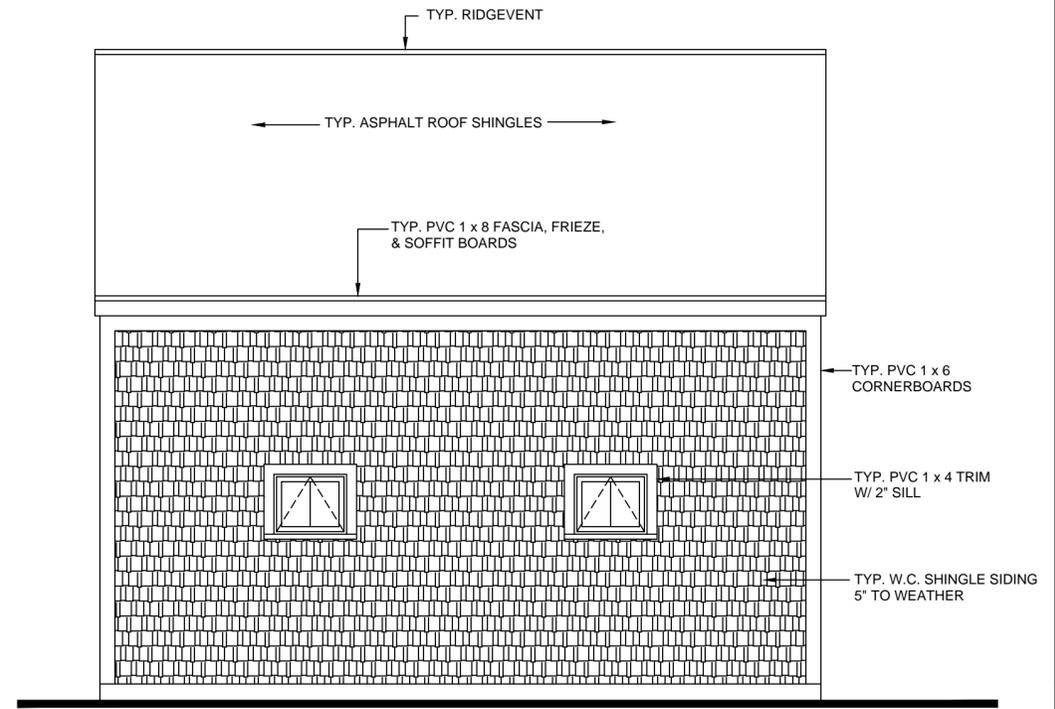
508-862-4624

gis@town.barnstable.ma.us

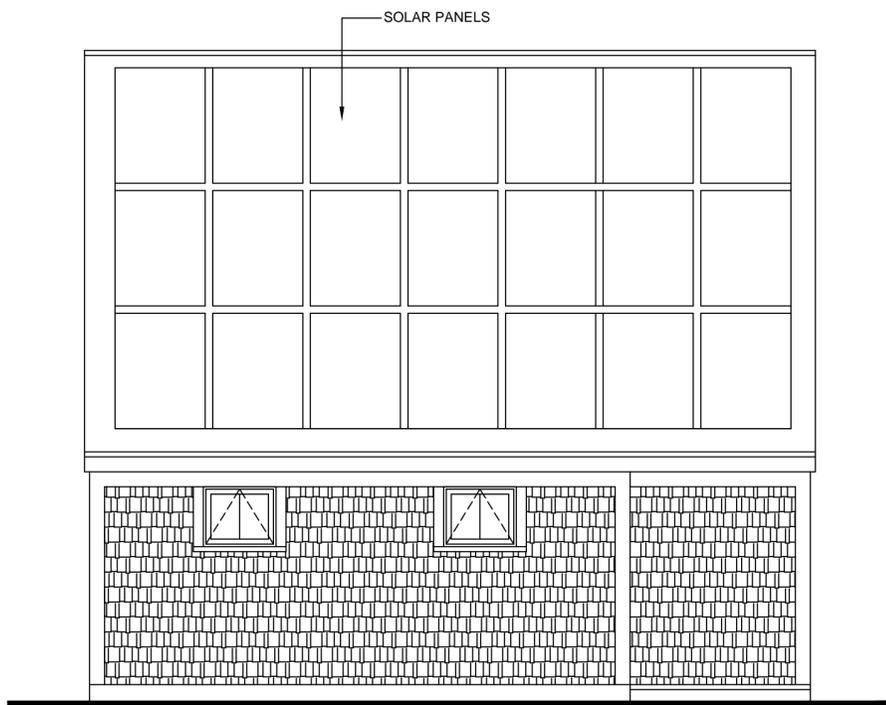


**FRONT ELEVATION**

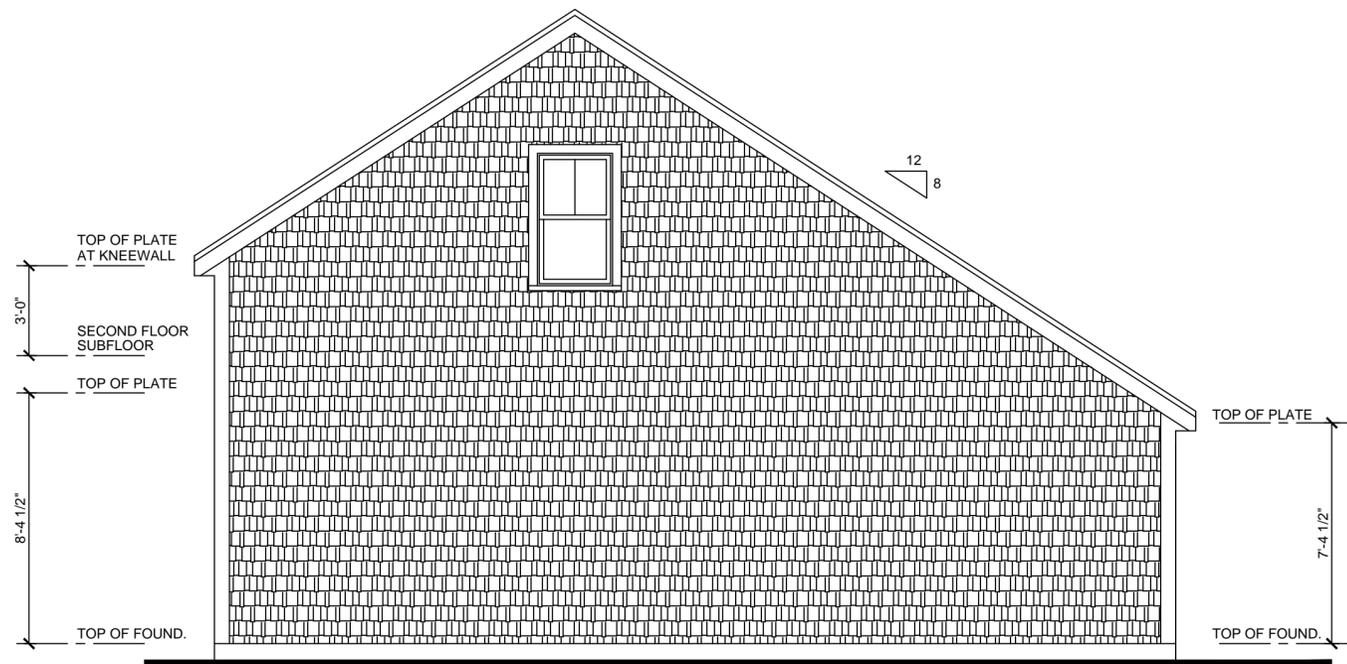
VERIFY O.H. DOOR STYLE, MFR. & ALL DETAILS W/ OWNERS



**RIGHT ELEVATION**



**SOUTH ELEVATION**



**WEST ELEVATION**

**COTUIT BAY DESIGN, LLC**  
 43 BREWSTER ROAD  
 MASHPEE, MA. 02649  
 PH. (508) 274-1166



**NEW DETACHED GARAGE FOR:**  
 SWIFT RESIDENCE  
 BOW LANE BARNSTABLE, MA

SCALE :  
 1/4" = 1'-0"

DATE :  
 1/21/2021

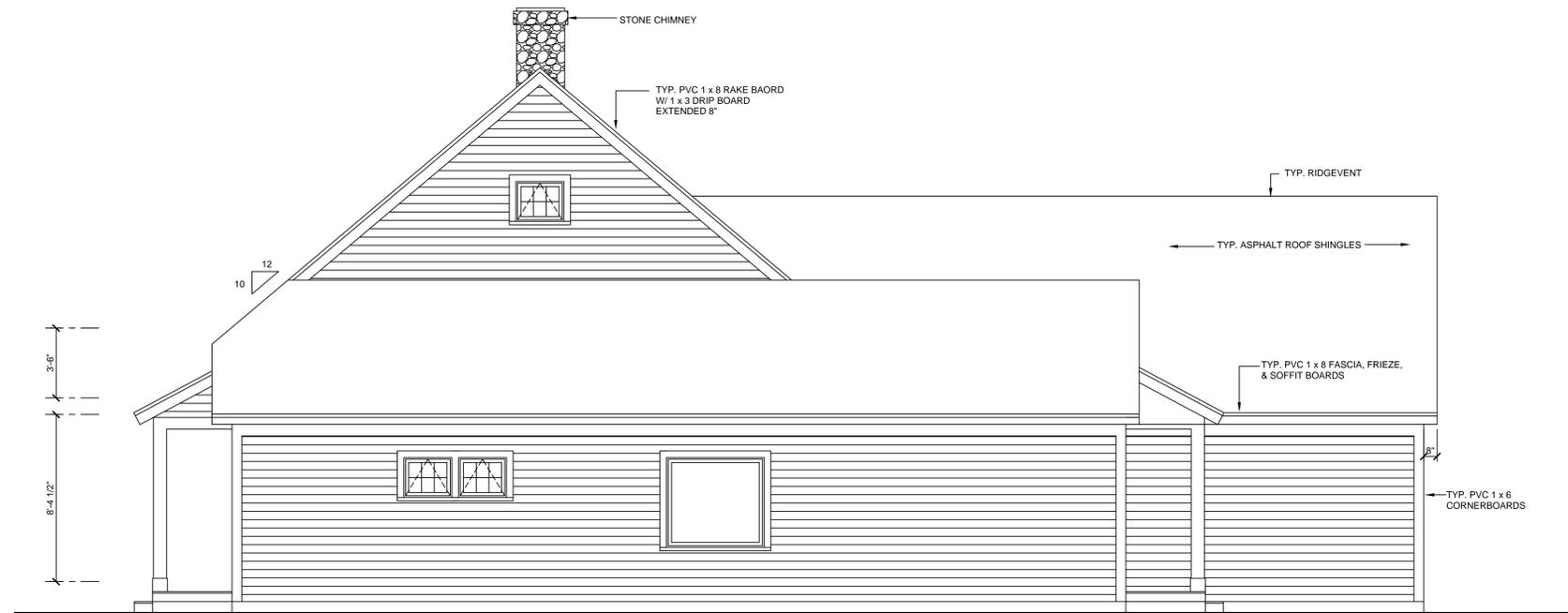
**A2**



**FRONT ELEVATION**

TYP. PVC 1 x 4 TRIM  
W/ 2" SILL

CLAPBOARD SIDING  
4" TO WEATHER



**LEFT ELEVATION**

8'-4 1/2"

3'-6"

STONE CHIMNEY

TYP. PVC 1 x 8 RAKE BOARD  
W/ 1 x 3 DRIP BOARD  
EXTENDED 8"

TYP. RIDGEVENT

TYP. ASPHALT ROOF SHINGLES

TYP. PVC 1 x 8 FASCIA, FRIEZE,  
& SOFFIT BOARDS

TYP. PVC 1 x 6  
CORNERBOARDS

**COTUIT BAY DESIGN, LLC**  
43 BREWSTER ROAD  
MASHPEE, MA 02649  
PH. (508) 274-1166  
FAX (508) 539-9402



**NEW HOUSE FOR:**  
**SWIFT RESIDENCE**  
**BOW LANE BARNSTABLE, MA**

THE DESIGNER SHALL BE NOTIFIED IF ANY CHANGES TO THESE DRAWINGS OCCUR DURING CONSTRUCTION. THE BUILDING CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE DESIGNER OF ANY CHANGES TO THESE DRAWINGS PRIOR TO START OF CONSTRUCTION. THESE DRAWINGS ARE SOLELY FOR THE USE OF THE OWNER AND ARE NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. WITHOUT THE WRITTEN PERMISSION OF THE DESIGNER, NO PART OF THESE DRAWINGS MAY BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM. THE DESIGNER ASSUMES NO LIABILITY FOR ANY DAMAGE OR INJURY TO PERSONS OR PROPERTY ARISING FROM THE USE OF THESE DRAWINGS. THE DESIGNER'S LIABILITY IS LIMITED TO THE ARCHITECTURAL COPYRIGHT PROTECTION ACT OF 1990.

**SCALE :**  
**1/4" = 1'-0"**

**DATE :**  
**1/21/2021**

**DRAWING NO. :**

**A2**



REAR ELEVATION



RIGHT ELEVATION

COTUIT BAY DESIGN, LLC  
 43 BREWSTER ROAD  
 MASHPEE, MA 02649  
 PH. (508) 274-1166  
 FAX (508) 539-9402



NEW HOUSE FOR:

SWIFT RESIDENCE  
 BOW LANE BARNSTABLE, MA

THE DESIGNER SHALL BE NOTIFIED IF ANY OF THESE DRAWINGS ARE USED FOR CONSTRUCTION PRIOR TO START OF CONSTRUCTION. THE BUILDING CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND COMMENCES WITHOUT NOTIFYING THE DESIGNER. THESE DRAWINGS ARE SOLELY FOR THE USE OF THE OWNER. ANY OTHER USE OF THESE DRAWINGS REQUIRES THE WRITTEN PERMISSION OF THE DESIGNER. ARCHITECTURAL COPYRIGHT PROTECTION ACT OF 1990.

SCALE :  
 1/4" = 1'-0"

DATE :  
 1/21/2021

DRAWING NO. :

A3





