

**Town of Barnstable**  
**Old King's Highway Historic District Committee**  
**MINUTES**  
**Wednesday, February 10, 2016**  
**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, Barnstable on the following application:

Carrie Bearse	Present
George Jessop	Present
Ellen Merritt	Present
Paul Richard	Present
David Munsell, Jr.	Present

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 when the application is called.

**APPLICATIONS**

**Holway, Merry, 240 Boulder Road, Barnstable, Map 315, Parcel 034**

Install Solar Panels on Rear Elevation

Represented by Cheryl Gruenstern, Solar City

Ms. Gruenstern explained that the panels will be located on the rear elevation and not visible from the road. Members concurred that this is a remote neighborhood with many dwellings with solar panels.

**Motion duly made by Paul Richard, seconded by George Jessop to Approve the Certificate of Appropriateness (Exhibit A) for Merry Holway at 240 Boulder Road, Barnstable as Submitted due to remote neighborhood and location of panels on the rear elevation which will not be visible from the road.**  
**So Voted Unanimously**

**Adams, R. Christopher & Erica, 200 Palomino Drive, Barnstable, Map 297, Parcel 045**

Install Solar Panels on Side Elevation

Represented by Cheryl Gruenstern, Solar City

Ms. Gruenstern explained that the house is sited so that it is actually an abutter to the previous application. Paul Richard confirmed that the southern exposure is on the side elevation in a remote neighborhood.

**Motion duly made by Ellen Merritt, seconded by Paul Richard to Approve the Certificate of Appropriateness (Exhibit B) for Christopher & Erica Adams at 200 Palomino Drive, Barnstable as Submitted due to remote neighborhood, less traveled road and no abutter opposition.**  
**So Voted Unanimously**

**Menyhart, Gabor & Timea, 35 Abegale Snow Road, West Barnstable, Map 088, Parcel 002-001**

Install Solar Panels on Rear Elevation

Represented by Gabor Menyhart

Carrie Bearse confirmed that the panels will be located on the rear elevation and not visible from the road.

**Motion duly made by Paul Richard, seconded by Ellen Merritt to Approve the Certificate of Appropriateness (Exhibit C) for Gabor & Timea Menyhart at 35 Abegale Snow Road, West Barnstable as Submitted due to remote neighborhood and panels located on rear elevation and not visible from the road.**  
**So Voted Unanimously**

**Young, Cheryl & Carswell, Robert, 68 Hilliard's Hayway, West Barnstable, Map 136, Parcel 045**

Garage Addition, Porch Addition, Enlarge Dormer, Window & Door Alterations, Solar Panels, Retaining Wall  
Represented by Robert Carswell

Mr. Carswell detailed the proposed alterations and additions to the garage and dwelling. Carrie Bearse voiced concern with the skylights on the front elevation. Mr. Carswell noted that there is already one skylight on this elevation. David Munsell, Jr. asked what the materials are proposed for the balusters for the garage roof deck and Mr. Carswell confirmed that they would be PVC or composite. Mr. Carswell noted that currently the house has several types of grill patterns on the windows as well as a few casement windows. Eventually, they wish to replace all windows with a 6/1 grill pattern. The proposed solar panels were a concern of the members, especially those on the front elevation. Mr. Carswell noted that he is not exactly sure where the panels will be placed. Carrie Bearse informed applicant that they have approved very few panels on front elevations of house, and in those cases, it was due to the house being on a dead end road, cul de sac or a less traveled road. Mr. Carswell stated he is on a cul de sac and Carrie Bearse explained that he is in a great neighborhood with many beautiful houses and people drive up there just to see the houses. George Jessop suggested that the solar company look at the shed dormer on the rear elevation to see if it could support solar panels. The Committee suggested that the applicant withdraw the request for solar panels from the application and re-submit when final plans on placement are complete and the applicant agreed.

**Motion duly made by George Jessop, seconded by Paul Richard to Approve the Certificate of Appropriateness (Exhibit D) for Cheryl Young & Robert Carswell at 68 Hilliard's Hayway, West Barnstable as Amended to reflect the withdrawal of the solar panels.**

**So Voted Unanimously**

**Ecker, Cynthia dba Barkan Management Company, 3280 Main Street, Barnstable, Map 299, Parcel 035**

Install New Sign on Existing Post

Represented by Cynthia Ecker

Carrie Bearse confirmed the material of the sign will be composite. Members discussed the colors, especially the proposed cream that appears in the sign. Paul Richard pointed out that they are the colors of the company's logo and closely matches the color of the building.

**Motion duly made by Paul Richard, seconded by Ellen Merritt to Approve the Certificate of Appropriateness (Exhibit E) for Cynthia Ecker, dba Barkan Management Company at 3280 Main Street, Barnstable as Submitted.**

**So Voted Unanimously**

**Sayers, Francis & Karen, 78 Flint Rock Road, Barnstable, Map 316, Parcel 080-005**

Install Solar Panels on Rear Elevation

Represented by Cheryl Gruenstern, Solar City

Ms. Gruenstern explained that the panels are located on the rear elevation of the dwelling. Carrie Bearse confirmed that you can not see the house from the road.

**Motion duly made by Paul Richard, seconded by Ellen Merritt to Approve the Certificate of Appropriateness for Francis & Karen Sayers at 78 Flint Rock Road, Barnstable as Submitted due to remote neighborhood and placement of panels on rear elevation that are not visible from the road.**

**So Voted Unanimously**

**Pitcher, Donald & Nancy, 125 Althea Drive, Barnstable, Map 333, Parcel 031**

Install Solar Panels on Rear Elevation

Represented by Gregg Lacasse, Trinity Solar

Carrie Bearse confirmed that the panels located on the rear elevation can not be seen from the road.

**Motion duly made by Ellen Merritt, seconded by George Jessop to Approve the Certificate of Appropriateness(Exhibit G) for Donald & Nancy Pitcher at 125 Althea Drive, Barnstable as Submitted due to remote neighborhood and placement of panels on rear elevation that are not visible from the road.**

**So Voted Unanimously**

**MINOR MODIFICATIONS**

**Paster, Barry & Dierdre, 431 Willow Street, West Barnstable, Map 131, Parcel 001**

Modification of Porch Railing Height

**Motion duly made by Ellen Merritt, seconded by George Jessop to Approve the Minor Modification (Exhibit H) for Barry & Dierdre Paster at 431 Willow Street, West Barnstable as Submitted.**

**So Voted Unanimously**

### **CERTIFICATE OF EXEMPTIONS**

**Fraser, Lorraine, 3531 Main Street, Barnstable, Map 317, Parcel 077**

14' x 20' Shed

Pewter grey shingles, 6/1 grill pattern of windows to match dwelling. The request is for a shed no larger than 14' x 20', but may be smaller. Until the existing shed is removed and the foundation is measured, the exact size is unknown.

**Motion duly made by George Jessop, seconded by David Munsell, Jr. to Approve the Certificate of Exemption (Exhibit I) for Lorraine Fraser at 3531 Main Street, Barnstable as Submitted.**

**So Voted Unanimously**

**Silver, Thomas, 2885 Main Street, Barnstable, Map 279, Parcel 055**

Replace Guard & Stair Rails on Rear Deck

**Motion duly made by Paul Richard, seconded by David Munsell, Jr. to Approve the Certificate of Exemption (Exhibit J) for Thomas Silver at 2885 Main Street, Barnstable as Submitted.**

**So Voted Unanimously**

**MassDOT Highway, 4084 Main Street, Barnstable, Map 336, Parcel 051**

Request for Emergency Exemption to Remove a Single Tree

(Determination by MassDOT and ToB Tree Warden that subject tree poses a potential hazard)

**Motion duly made by George Jessop, seconded by Paul Richard to Approve the Certificate of Exemption (Exhibit K) for MassDOT Highway to remove a Tree at 4084 Main Street, Barnstable as Submitted.**

**AYE: Bearse, Jessop, Richard, Munsell, Jr.**

**NAY: Merritt**

### **APPROVAL OF MINUTES**

January 13, 2016

**Motion duly made by George Jessop, seconded by Paul Richard to Approve the Minutes of January 13, 2016 as Submitted.**

**AYE: Jessop, Richard, Munsell, Jr.**

**ABSTAIN: Bearse, Merritt**

**Having no further business before this Committee, a motion was made by Paul Richard, seconded by Ellen Merritt to Adjourn the Meeting at 7:34pm.**

**So Voted Unanimously**

Respectfully submitted,

Marylou Fair

Recording Secretary

Exhibit A – Certificate of Appropriateness – File 315/034 dtd 02.10.2016  
Exhibit B – Certificate of Appropriateness – File 297/045 dtd 02.10.2016  
Exhibit C – Certificate of Appropriateness – File 088/002-001 dtd 02.10.2016  
Exhibit D - Certificate of Appropriateness – File 136/045 dtd 02.10.2016  
Exhibit E – Certificate of Appropriateness – File 299/035 dtd 02.10.2016  
Exhibit F - Certificate of Appropriateness – File 316/080-005 dtd 02.10.2016  
Exhibit G- Certificate of Appropriateness – File 333/031 dtd 02.10.2016  
Exhibit H – Minor Modification – 2016 Minor Modifications dtd 02.10.2016  
Exhibit I – Certificate of Exemption – 2016 Exemptions dtd 02.10.2016  
Exhibit J – Certificate of Exemption – 2016 Exemptions dtd 02.10.2016  
Exhibit K – Certificate of Exemption – 2016 Exemptions dtd 02.10.2016