

TOWN OF YARMOUTH
OLD KING'S HIGHWAY HISTORIC DISTRICT COMMITTEE
MINUTES –Monday, April 8, 2019- Final

The Old King's Highway Committee met in the **Hearing Room** at **Yarmouth Town Hall, 1146 Route 28, South Yarmouth** **Members Present:** Chairman (Architect/Contractor), Richard Gegenwarth; Vice Chair, Robert Wilkins; Alternate, Dawn-Marie Flett **Members Absent:** Rosemary Nicholls and John Stuart; Alternate Jane Hildebrandt. **Staff Present:** OKH Office Administrator, Beth Vozella

A quorum present, Mr. Gegenwarth opened the meeting with a brief explanation of how the meeting is run and noted the 10-day appeal period. The regular meeting convened at **7:15 P.M.**

NEW APPLICATIONS:

1. **19-A022: Ted & Clare Decosmo (Owners), Allen Osgood (Agent);** change to renovation plans including: build 6 x 23 covered entry porch w/ railings and stairs; replace bay window w/DH mullion at **118 Driftwood Ln.**

There being no representation present, Mr. Wilkins motioned to table this item to the end of this meeting. Ms. Flett seconded. Vote 3-0-0.

After all other items were heard, Mr. Wilkins made a motion to untable this application. Ms. Flett seconded. Vote 3-0-0

Mr. Osgood apologized for being late. He provided revised plans and explained that due to issues with utility lines the size of the porch had to be reduced to 5 x 18.

Motion:

Ms. Flett made a motion to accept the application as revised. Mr. Wilkins seconded. Vote 3-0-0

2. **19-A023: Cemetery Division/ Town of Yarmouth (Owner), Cape Cod Signs (Agent);** new free standing sign at **27 Ancient Way** to be located at the corner of **Center St and Ancient Way.**

Pat Armstrong present. No abutters present.

Motion:

RW made a motion to accept the application as submitted. Ms. Flett seconded. Vote 3-0-0

3. **19-A024: George & Liz Babcock (Owners),** install 22 solar panels on south facing roof at **279 Setucket Rd.**

George & Liz Argo Babcock present. No abutters present.

Motion:

Mr. Wilkins made a motion to accept the application as submitted. Ms. Flett seconded. Vote 3-0-0

4. **19-D003: David Swift (Owner); Mark & Karin Loewen (Potential Buyers); Fabio Inc. (Agent);** remove 2nd floor porch, front stone steps and rear wood steps at **138 Route 6A.**

Potential buyers Mark & Karin Loewen present. Abutter Charles Clark of 139 Route 6A present.

Motion:

Mr. Wilkins made a motion to accept the application as submitted. Ms. Flett seconded. Vote 3-0-0

5. **19-A025: David Swift (Owner); Mark & Karin Loewen (Potential Buyers); Fabio Inc. (Agent);** renovations to include: rebuild wood steps and removal of porch screening from front porch; eliminate 2 first floor entrances on the east side of house; replace 2nd story door with a window; turn breezeway into an open porch with new steps; jack up garage where sagging and replace missing window; reside where necessary; paint house Sherwood Green, doors Newburyport Blue and trim white; install white picket fence at front of property; remove of various trees on the property at **138 Route 6A.**

Potential buyers Mark & Karin Loewen present. Abutter Charles Clark of 139 Route 6A present. The owners presented plan and expressed their intent to restore the house. Mr. Clark expressed his approval of the proposed plans.

Mr. Wilkins read an entry about this house from the publication "Old Homes and Gathering Places" which showcases this house, that was built by sea Captain Winthrop Sears, as a "Mid-Nineteenth Century French Second Empire" with a "great old barn out back". Mr. Wilkins commented that with their unique architectural styles, these are important structures in this part of town and he is very excited about the prospect of them being restored.

The plans proposed for the windows to be 2/1 grille patterns with no shutters. After some discussion the Committee agreed to a 2/2 grille pattern and no shutters. Mr. Wilkins expressed his concern with

the proposed asphalt shingles. He feels that he roof should be wood cedar shingles in keeping with preserving the house. The Owners expressed that wood shingles are more expensive and that they would require more maintenance. Mr. Gegenwarth, explained to the Owners, that the roof on this house is a prominent feature and the Committee wants to be sure that the shingles that are chosen are as close to resembling wood as possible. After some discussion, it was agreed that high-definition asphalt shingles in weathered wood could be used.

Motion:

Mr. Wilkins made a motion to accept the application as discussed. Ms. Flett seconded. Vote 3-0--0

6. 19-A026: Lisa Weekes (Owner); Thomas A Moore Design Company (Agent); farmer's porch addition at **28 Vesper Ln.**

Owner Lisa Weeks and Agent Thomas A. Moore present. No abutters present. Mr. Moore explained that this project will also entail the extension of a dormer and the replacement of all windows included some changes in window placement and styles. It was agreed that the windows will have a 2 over 2 grill pattern.

Motion:

Mr. Wilkins made a motion to accept the application as submitted. Ms. Flett seconded. Vote 3-0-0

CONTINUED ITEMS:

1. 19-A009: Gilbert Dauphinais (Owner), Paul Eaton/Trinity Solar (Agent); to seek approval for 28 solar panels that have been installed on the front roof at **44 West Great Western Rd.**

Mr. Wilkins made a motion to untable the application. Ms. Flett seconded. Vote 3-0-0

Owners, Richard and Martha Dauphinais and Agent Paul Eaton/Trinity Solar present. No abutters present. Ms. Dauphinais asked the Committee if it would be acceptable to replace the 5 Leyland Cypress with 5 Green Giant Arborvitae. After reviewing and discussing the landscape plan with the requested changes, it was agreed that these plantings would be sufficient in shielding the view of the panels from the road.

Motion:

Ms. Flett made a motion to accept the application as revised. Mr. Wilkins seconded. Vote 2-0-1 (Mr. Wilkins abstained)

MINUTES: None

OTHER BUSINESS: None

NEXT MEETING: Monday, April 29, 2019 at 7:15pm

ADJOURNMENT:

Motion:

Mr. Wilkins made a motion to adjourn. Ms. Flett seconded. Vote 3-0-0 **ADJOURNED 8:35pm**

Respectfully submitted by: Beth Vozella, OKH Office Administrator

(Meeting Materials: Agenda, Addendum, Application Packets w/Supporting Materials)

Approved: 04/29/2019 Vote 4-0-0