



# TOWN OF YARMOUTH

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YARMOUTH TOWN CLERK  
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## OLD KING'S HIGHWAY REGIONAL HISTORIC DISTRICT COMMITTEE

RECEIVED

MINUTES – March 12, 2008

The Old King's Highway Committee met on **Wednesday, March 12, 2008**, in the **Fire Station Community Room, 340 Route 6A, Yarmouth Port**. MEMBERS PRESENT: Chairman Debbie Gray, Joseph Sullivan (Architect/Contractor), Richard Gegenwarth, Marilyn Swenson, and Pat Sherman, Alternate. Also Present: Colleen McLaughlin, Board Secretary.

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

*Chairman Gray then stated for the record that the OKH Committee has been working with the Building Department and has revised the procedure for the paperwork. Chairman Gray also stated that all applicants must pick up their paperwork at the OKH office, not the Building Department, and use the stamped OKH "Approved" Plans for all town departments. In addition, the Building Department and OKH are working together to ensure compliance with OKH-approved plans. To that end, OKH is inspecting at framing and occupancy permit times and report to the Building Department whether or not approved construction has taken place or if changes requiring further OKH review have been generated.*

Chairman Gray updated the attendees on changes that have been made at the OKH Regional Commission level. Changes have been made to OKHC's governing statutes to allow the addition of a second alternate on the Committee, and the Committee is actively seeking a volunteer to fill that position. In addition, alternates are now able to sit in and vote on applications when any member is absent. Chairman Gray stated that Alternate Pat Sherman would be filling in for Michael Sifford, a member who was absent

**Craig Converse (owner), Better Living Sunrooms (agent), 8-A028**; to seek approval for a sunroom and deck addition at **11 Whistler Lane**. John McArdle, representative of Better Living Sunrooms, was present. Mr. McArdle stated that the project will be directly in the back of the house. The sunroom is being built on an existing deck and a small deck extension will be added. Sonotubes are already being used for the existing deck; additional support will be added for the addition and deck. The sunroom will be 12' x 13', and the deck will be 6' x 12'. The sunroom material will be aluminum. The deck will be pressure-treated wood. Railings will be pressure-treated wood also in natural color. Mr. McArdle provided the Committee with new elevations which reflected all 3 sides of the addition. Sash is white. Trim on whole house is sand, which is also the color of

the sunroom. The roof is a manufactured, engineered roof in a sand color. Mr. Sullivan then moved to approve the application as presented. **APPROVED: 5-0-0**

**Steve Meoli (owner), Better Living Sunrooms (agent), 8-A029;** to seek approval for a sunroom and deck addition at **10 Portsmouth Terrace**. Mr. McArdle, representative of Better Living Sunrooms was present. Mr. McArdle stated that the proposal was for a 10' x 10' sunroom with a new wood deck over an existing concrete slab. The room would be white with white trim and a white roof. A 42" x 48" landing has been included even though the room is at grade. The room will not be visible from the street. The members reviewed the elevations and had no additional questions for Mr. McArdle. Mr. Sullivan moved to approve the proposal as presented. **APPROVED: 5-0-0**

**Anne Fleming & Gordon Peterson (owners), Paul Anderson (agent), 8-A030;** to seek approval for alterations and renovations at **12 Summer Street**. Agent present. This house is on the National Register (c. 1820). Mr. Anderson presented the project to the members. No work is being done to the front of the building, only on the sides and rear. A window on the rear will become a 6' sliding door (with true divided lites) with a false railing and balusters as a safety factor and to enhance the look of the door. Dormers on the rear will be raised to increase the ceiling height in the bathroom. Currently, the ceiling is very low (approximately 5'); this change will raise it to a more normal (6' 8") height. All new work and wood trim will be painted white. Roof over bathroom will be black rubber due to the low pitch of the roof; roof is not visible from any public way. Siding will be white cedar shingles left natural. After reviewing the elevations, Chairman Gray entertained a motion from Mr. Sullivan to approve the proposal as presented. **APPROVED: 5-0-0**

**Winkir Realty Trust/Ivana Liebert (owner), Nancy Buckley (agent), 8-A031;** to seek approval for a new sign at **923 Route 6A, Unit R**. Agent present. The sign is for REO Realty, is 24"w x 17"h, and will be located just to the right of the front door. It will be formatted to be consistent with other signs in the complex. It will have a Navajo white background, Tudor brown trim, and lettering will be Newburyport blue and Grassy Fields green. The Committee reviewed the drawings and paint chips supplied by the agent. Chairman Gray felt that the green was very bright and a different, more appropriate green should be chosen. The other members agreed and reviewed additional paint chips provided by the agent. Ms. Buckley and the members agreed that Fairmont green by Benjamin Moore would be a more appropriate choice; the spec sheet was changed to reflect the new color. Ms. Buckley will drop off paint chips of the new green to be added to the application package. Mr. Sullivan moved to approve the application as presented. **APPROVED: 5-0-0**

**TABLED:**

**John Hannon (owner/agent), 8-A003;** to seek approval for additions and alterations to an existing carriage house. Per Mr. Hannon's request, the application has been table for 2 months to the March 12, 2008, meeting. He needs the time to meet with his architect to redesign the plans. **The OKH office has received a letter from Mr. Hannon**