**Town of Edgartown**

~Historic District Commission~

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# **St Patricks Day Clipart Melonheadz - 1105x959 PNG Download - PNGkit Historic District Commission**

#  Zoom Meeting-Minutes

#  Thursday, March 18, 2021

In accordance with Chapter 53 of the Acts of 2020, this meeting was held through remote conference technology only.

Members in attendance: Christopher Scott, Susan Catling, Cari Williamson, Peter Rosbeck, Ken Magnuson & Carole Berger. Absent: Julia Tarka. Staff: Doug Finn & Bricque Garber.

Mr. Scott called the meeting to order at 4:04 and explained the Public Hearing procedure.

**Public Hearing: 73 Davis Lane (20D-46)** Michael Kojaian. Gerret Conover & Sasha Robinson-White/agents. Applicant proposes construction of a new 4 bedroom home 3 car ( 2 garage doors) garage w/bedroom, pool & pool cabana. Mr. Scott read the public hearing notice. Sasha presented the plan for the new construction and highlighted a few changes from the plan preview as was viewed at the previous meeting. The shingles on the front façade will be dipped white while the rest of the structure will be natural cedar. There is a reduction of the eves and a bit more separation of the dormers in this updated plan. Exterior lanterns are Lamplighter fixtures. Cari ask about the location of the lanterns. A: Either side of front door and 1 over each garage door. Low wattage bulbs will be used. Carole asked about the fence and gate and the plans were reviewed. The 4 ft. pool fence will be buried in vegetation. There is a 6’ green fence and gate planned for the East side which dies into the side of the house. It was noted that there will be plantings in space between pickets and pool fence and the landscape lighting will be path lighting only with low and down-facing path fixtures.

Open for Public Comment: John Tankard questioned the # of Bedrooms. A: 3 bedrooms in the house and 1 over garage for 4 total. Public Comment closed.

Members: Carole Berger approves and sees the painted shingles as providing a distinction to a standard design. Cari Williamson sees a well designed house. Chris Scott noted the responsiveness of the applicant to HDC comments and suggestions. Susan sees the changes as “quieting” the house. Ken and Peter agreed that the house will fit well in the village. Motion to approve: Peter Rosbeck. 2nd Ken Magnuson. Unanimously approved the revised plan dated 3.11.21.

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**Public Hearing: 92 South Water (29B-11.21)** Change to approved plan. Stephen & Nancy Donovan. Kevin Cusack/agent. Applicant proposes to add a red cedar roof over the front entry. Mr. Scott read the public hearing notice. Mr. Cusack made the presentation for the change to a previously approved plan. Mr. Cusack described some of the history of the project and noted there had been a front portico shown on one of the original application plans from 2019. The front façade plan was later modified to illustrate front of the house as has been constructed, per the plans approved on 8.16.2019. The applicants would now like to add a front covering over the existing stoop. Mr. Cusack described this as a simple application to revisit the front façade for rain protection. He noted that the porch roof presented here is different from the original portico design in 2019. Mr. Cusack provided his resume as an architect with 34 years of experience and noted his thinking that this is an architecturally appropriate addition to the front of the house.

Mr. Scott opened the Public Hearing: Mr. John Tankard, Sarah Jane Hughes and Jane Bradbury were present on the zoom but had submitted letters and asked that the letters be read. Bricque read the letters. Ms. Hughes noted the original application process and approval and her contention that the proposed portico is not in keeping with the vintage shingle façade. She noted that this entry is not like the Shin house that was frequently cited during the 2019 hearings as the inspiration for the design of this house. Ms. Bradbury objected to the addition and noted it is not historically correct for this shingle front. She further noted that this grand entry is not understated and not in keeping with the more understated quality of this part of S. Water St. Mr. Tankard discussed the first floor windows, an overlarge 2nd floor window and oversized corner boards. He noted that a refinement to the porch design would slightly reduce the diameter of the two columns, giving a lighter feel to the porch. There being no further public comment, the public hearing was closed.

Carole Berger noted a historical disparity between the shingle flat front and the addition of such a portico. She noted the flat front is typical of a New England shingle house and front façade was given great consideration in the approval process in 2019. The very large house was softened by the front of the house, as approved. Susan Catling noted no reason to reconsider the previous, well considered, approval. Cari Williamson noted the house benefits from the front façade as constructed. Peter Rosbeck did not voice a strong opinion. Ken Magnuson concurred that the house as constructed would not benefit from an addition to the front façade. Chris Scott, noted there was tremendous public input at the time the original application was presented, amended and approved. The elements of the front facade were of particular importance and the review was extensive. The very large house was softened and the house seemed to recede given the plain front and the natural shingles. There was no further comment. Susan Catling made a motion to deny the application. 2nd Carole Berger. The members were individually polled and voted unanimously to deny the application.

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**Public Hearing: 32 Cottage St. (20D-263.1)** Susan Stewart. Sam Sherman/agent. Applicant proposes to remove and replace west wing of the house & deck. Add one story over existing deck & add 144 sq ft. to footprint on west wing. Relocate garage to rear- SW corner of the lot. Mr. Sherman made the presentation and outlined all details of the project comparing the existing historic home, additions and out buildings with the plan to renovate the property. The historic ‘Box’ will be changed only to add a window on the left of the front door where there is currently a blank space. Shingles and trim to be replaced in kind. The garage/shed will be moved to the rear setback to allow for more yard/garden

space. It will be used as a shed or for a very small car. The current addition will be rebuilt with an addition of 144 sq. ft. to the footprint and the addition of one story over the existing deck. A covered porch will be added to the Fuller St. side of the West wing. There are no grade changes. Materials will be consistent with existing wood, shingles & clapboards. The foundation will be poured concrete with brick above grade. The existing curb cut will remain but no driveway will be constructed. Ken asked for clairification regarding the 2nd floor balcony. A: Overlooks rear yard. Susan asked about the foundation treatment as the current is painted gray. A: it could be painted to match but brick is the preference of Mr. Sherman. Two large trees will be transplanted. They will eliminate the iron vent as seen in the photo.

The Public Hearing was opened: Sarah Jane Hughes supported the project noting the addition of the porch adds ‘curb appeal’. Granville White, sees this as a great improvement. There were no further public comment and the PH was closed.

Members: Cari noted the great improvement which will give the house new life and be consistent with the existing streetscape. Susan noted a “great save” to a unique house. Peter likes plan and noted the front window addition. Ken noted the great and thoughtful presentation. Chris sees a very thoughtful preservation of the character of the house and a balance created with the addition. The organization of the lot in moving the garden shed is a plus for this property in creating more open space. Motion to approve, Ken Magnuson. 2nd Cari Williamson. Unanimously approved.

**4 N. Spyglass Lane (20B-91.3)** Ted Pick. Gerrett Conover & Sasha Robinson White/agents. Applicant proposes to add a dormer and stair tower on the back of the existing house. Sasha made the presentation and explained the addition to activate the attic space. The addition of the dormer and the stair tower will be difficult to see from the public way. The house dates to 2003. They have planned for a copper roof for the “tower” but it could be red cedar shingles if preferred. There were no application questions from the members. Mr. White, abutter, would prefer to see the roof as cedar rather than copper. The applicant agreed. Mr. Conover said that the expected construction schedule will be Nov. 1 – April 1, 2022/ Motion to approve with a red cedar roof for the stair tower, Ken Magnuson. 2nd Chris Scott. Unanimously approved.

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**75 School St. (20D-156)** Keith & Shannon Stafford. Donaromas/agent. Applicant proposes to replace stockade fence with board fence with lattice top and replace picket

fence and gate. Cammi Naylor presented the application for the changes to the fencing. The current stockade fencing is overgrown and in poor condition. They will build a cedar board fence with a lattice top. The picket fence will be a typical Edgartown picket with gate, painted white as shown. In addition the applicant plans a brick driveway, herringbone pattern, and a small brick patio. Q: Will there be a transition to 4ft.? A: Yes, transition at the edge of the house. There was discussion regarding the hardscape. Motion to approve with the addition of the brick drive and patio as drawn, Carole Berger. 2nd Peter Rosbeck. Unanimously approved.

**Old/New Business:**

**Minutes: 3.4.21**

Motion to approve the minutes, Cari Williamson. 2nd Susan Catling.

Approved.

 Respectfully submitted:

 *Bricque Garber*

Approved: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ 4.1.21

 As voted