

Town of Edgartown

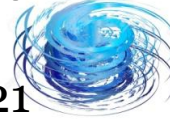
~Historic District Commission~

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Historic District Commission

Zoom Meeting Minutes

Thursday, August 19, 2021



Members in Attendance: Susan Catling, Cari Williamson, Carole Berger, Ken Magnuson, Peter Rosbeck, and Julia Tarka. Christopher Scott was absent. Staff: Doug Finn-Host & Bricque Garber-Admin.

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

Ms. Catling opened the meeting at 4:03 and read the Public Hearing notice for 96 Main St.

Public Hearing: 96 Main St. (20D-59) Allison & William Wolf. Joshua Gothard/agent. Applicant proposes to remove existing garage and construct a new one car garage with 400 sq. ft. detached bedroom above. Josh reviewed the plan and displayed the plan for moving the existing garage and building a new structure.

Mr. Gothard explained that the focus is the proposed garage with the detached bedroom above. He discussed the roof heights and the pitches of the roofs. Materials include Marvin door and window package & copper barn light fixtures w/one lantern. Questions: Julia Tarka asked about the light fixture proposed for over the back door. A: Shown. Susan Catling opened the Public Hearing. Abutter, John Tankard spoke in favor of the application including maintaining the old garage structure as a shed. He described it as a simple structure in keeping with the district.

There being no further public comment or letters, the Public Hearing was closed and members were asked for comments. Carole Berger finds the changes appropriate and carefully tailored to coordinate with the existing historic structure. Carole asked about the current garage/shed history. A: The date is likely 1950's noted from the simple construction. Cari Williamson sees no issue with the application as does Ken Magnuson. Julia Tarka noted a complete application and said that preserving the shed makes sense. Peter Rosbeck asked if the shed was originally a garage. A: Mr. Wolfe said that it is not known for sure but it is small and he has not used it for parking a car. The plan is for it to be a garden shed. Motion to approve as presented, Cari Williamson, 2nd Julia Tarka. Unanimously Approved.

4:15 - 56 N. Summer St. (20D-107) Andrew Kertesz. Patrick Ahearn/Agent. Francesca Gordini Applicant proposes to remove non-historic wing on N. Summer and add new replacement wing. Add new wing on rear, add shed dormers, remove garage & construct new 2 car garage w/detached bedroom above and new window configurations. Patrick noted that this house was modified over time, has an asphalt roof and vinyl siding.

Primary entrance will be modified with windows and door with an addition to the left side. Patrick said that the goal is to 'bring back' the primary façade with Greek Revival corner boards, removing the Palladian window, removing the 1960s wing and build a more appropriate wing. There is currently a one story 3 car garage, which will be removed and replaced with 2 car garage with bedroom above. Skylights will be removed and a shed dormer added. They will add the corner boards back with clapboard replacing the vinyl and the addition's siding will be cedar shingles, left to weather with a cedar roof. The secondary wing is recessed & a farmer's porch added. The garage is a simple 2 car from the street with an upper rear balcony that faces the pool but is not visible from the public way. The house is in the B-1 zone. Site plans were reviewed. Brick driveway will be added and condensers removed from the Simpsons Lane side. There will be a 2 rail ranch style fence removed. Patrick showed examples of other houses that have a similar style. Q: Cari asked what the footprint difference of the garage is. A: 6 feet difference in length & the depth will be 21 vs. 22 as proposed. Ken asked about the Simpson lane façade as to the railing at the connector. A: just a rail not a balcony. Susan: asked for a total Sq. Ft. comparison. A: length and width of existing 26.5 x 19 & proposed is 18x30. Ken: Pool fencing? A: Yes. Shown on the site plan as 48" Around the pool with bluestone patio around pool and brick and cobbles for the driveway, with a new Edgartown street fence. Carole: Pool fencing perimeter? A: Site plan reviewed/displayed. Carole asked about the window on third floor A: Not a period window and will be removed in favor of a double hung. Carole: Agrees that this is a good change as the existing window does not belong on this house. Susan noted that the distinction of the historic house with clapboard with the addition sided with of shingles, creates a good delineation between the old and the addition. Carole great improvement reclaiming what was there. There was some fence discussion as there is a split rail fence, hardly seen in the district. Motion to send to the Public Hearing, Julia Tarka. 2nd Ken Magnuson. Unanimous to send forward to a public hearing.

4:30 - 88 North Water St. (20D-255) 88 N. Water St. Trust Patrick Ahearn/agent. Applicant proposes modifications to rear ell, 1 story addition, new one car garage, pool & pool cabana, no change to existing guesthouse, new side entry, new 6 ft. fencing and gate at existing brick drive. Realigning the roofs with changes to the existing rear wing. Adding a one story breakfast room/porch inset from the rear wing, to suggest an addition more sympathetic to the existing house. Patrick proposed that the changes still be painted white but is open to creating a natural shingle for the addition. Members agreed that this house benefits from being white, as it has always been. The window alignment adjusted with the raising of the roof line. Proposed for a one car garage, at rear, and a small cabana likely not visible. Existing guest house to remain but to be cleaned up. Existing guest house and main house will stay in same configuration. Mechanicals will be set back and inset at the side of the existing house. Q: Susan asked about the gates at the garage. A: 48" tall with 6 ft gate. Photos were shown and reviewed. A: Ken asked about the cabana. A: It is mostly behind the garage. Susan and Ken agree that in this case the house should stay white. Patrick agreed. Q: Peter noted that the HDC review is primarily the garage as the most visible component. Ken asked about cupola and the possible removal. Patrick said they will remove it if the commission prefers no cupola. Carole said that she likes the vertical addition of the cupola. Susan: is it a 6ft fence? Yes: 4 ft solid with lattice. There was a discussion about sending the project forward to a Public Hearing and it was decided

to do a simple continuance for direct abutter notification rather than a full Public Hearing, given how little of the work will be visible from a Public Way. Motion to continue for abutter notification, Cari Williamson. 2nd Peter Rosbeck. Voted Unanimous to continue for a vote on Sept. 2nd.

4:45- 47 Morse St. (20D-84.2) Joseph and Alexandra McCall. Paul Pertile/agent. Applicant proposes a 7' x 16' addition. Paul appeared. Right hand part of the house addition Removed will be the arbor and the platform for the side entrance. Paul described the simple addition will enhance the kitchen space. All materials to be consistent with existing. Paul noted that only the roof extension will be visible from the public way. Not visible from Fuller St. Cari noted a nice plan execution. No Public hearing was recommended. Ken Magnuson made the motion to approve. 2nd Julia Tarka. Approved.

5:00 – 63 School St. (20D-150) Bud & Chari Polley. Garret Conover/agent. Applicant proposes additions to either side of the house & in the rear with a 2nd floor addition over the rear addition, screened porch with roof deck behind garage, pool & pool cabana. Sasha presented for the applicant. Photos where shown. The original house dates from 1855 to 1870. Original box additions were added over time including rear addition and bump out. The plan is to keep original box intact adding 1 car garage and small connector and a shed on the other side. There is a change of the front door to the street facing door. Currently the primary entry is on the side. Bedroom count does not change and the form does not change. The pool cabana is not part of this application. There will be Copper gutters, cedar shingles sides and roof. The connector roof is Copper (standing seam). Lighting will be lamplighter lanterns. The trim will remain white Edgartown green shutters. Susan noted that the side entry made the house distinctive but is awkward. It was noted that the back side is not visible from any public way. White picket fence at the front with green board fencing around the rear yard. Susan: Asked about the pool cabana. A: The cabana to be resubmitted at a later date. It was noted that this application will be heard by the ZBA, as well. Ken asked the percentage of lot coverage. A: a bit over 40% including the pool and cabana. It is 7400 sq. ft. lot. Plans show no intrusion to the set-backs. Susan: Location of the green fence with framing. A: Starting on the rear side of the garage beginning at the gate. Peter Rosbeck asked about the proposed sq. ft. vs. existing lot coverage. A: Current site coverage is approx. 30% Motion to send to a Public Hearing. Julia Tarka. 2nd Carole Berger. Unanimously approved for Public Hearing.

New/Old Business:

Minutes 8.5.21 & 8.12.21

Motion to approve the minutes of 8.5.21, Susan Catling. 2nd Julia. Approved

Motion to approve the minutes of 8.12.21, Susan Catling. 2nd Cari Williamson. Approved.

Respectfully submitted:
Bricque Garber

Approved: _____ 9.2.21
 As voted