

## **BARNSTABLE HISTORICAL COMMISSION**

**January 19, 2021 @ 4:00pm**

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For questions, please contact Erin Logan, Administrative Assistant  
[erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us) or by telephone at 508.862.4787



## Town of Barnstable

# Barnstable Historical Commission

[www.town.barnstable.ma.us/historicalcommission](http://www.town.barnstable.ma.us/historicalcommission)

### Commission Members

Nancy Clark – Chair • Nancy Shoemaker – Vice Chair • Marilyn Fifield – Clerk  
George Jessop, AIA • Cheryl Powell • Frances Parks • Jack Kay, Alternate

### Administrative Assistant

Erin K. Logan, [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us)

## AGENDA

**Tuesday, January 19, 2021, 4:00PM**

### Call to Order

### Notice of Recording

Please note that this meeting is recorded and broadcast on Channel 18 and public participation is available through this link <https://zoom.us/j/96055677438> or by dialing 888-475-4499 – Meeting ID: 96055677438 I must inquire whether anyone is taping this meeting and to please make their presence known.

The Barnstable Historical Commission Public Hearing will be held by remote participation methods as a result of the COVID-19 state of emergency in the Commonwealth of Massachusetts.

Alternative public access to this meeting shall be provided in the following manner:

1. The meeting will be televised via Channel 18 and may be viewed via the Channel 18 website at <http://streaming85.townofbarnstable.us/CablecastPublicSite/>
2. Real-time access to the Barnstable Historical Commission meeting and public comment can be addressed by utilizing the Zoom link or telephone number and Meeting ID provided below:

**Link:** <https://zoom.us/j/96055677438>

**Telephone Number:** 888 475 4499 **Meeting ID:** 96055677438

3. Applicants, their representatives and individuals required or entitled to appear before the Barnstable Historical Commission may appear remotely and are not permitted to be physically present at the meeting, and may participate through the link or telephone number provided above. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting to [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us), so that they may be displayed for remote public access viewing.

Copies of the applications are available for review by calling 508-862-4787 or emailing [erin.logan@town.barnstable.ma.us](mailto:erin.logan@town.barnstable.ma.us)

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Acting under the provisions of the Code of the Town of Barnstable, §112-1 through §112-7, the Historical Commission will hold a Public Hearing on the following applications. The following Applications have been determined significant and were referred to a Public Hearing:

## APPLICATIONS

**Lloyd, Thomas, Trustee, 20 Scallop Path, Osterville, Map 070, Parcel 010/002, Judge Nymphas Marston House, built prior to 1779, Inventoried**

Full demolition

**Falkson, Shannon, 27 Parker Road, Osterville, Map 117, Parcel 162, Captain Alexander Bacon House, Built, 1842, Inventoried**

Full demolition

**Dunbar Point, LLC, 697 Scudder Avenue, Hyannis, Map 287, Parcel 062, Captain Peleg Nye House, built c.1840, contributing structure in the Hyannis Port Historic District**

Partial demolition to the Guest House structure – Replace open light slider on south elevation with three divided light, double hung, windows; replace attached garage doors with two simulated divided light sliders; repair or replace windows on remaining structure as necessary

## OTHER

- Discussion – David Martin, Marstons Mills Historical Society – Alternatives to demolition
- Discussion – Phil Odenca, Historical Society of Santuit & Cotuit – Inventory efforts and updating forms B's
- Update – 2021 Preservation Awards
- Update – Community Preservation Committee
- Historic events open to the public

## APPROVAL OF MINUTES

December 15, 2020

June 2, 2020

June 16, 2020

## MATTERS NOT REASONABLY ANTICIPATED BY CHAIR

## ADJOURNMENT

**Next Meeting Date:** February 16, 2020 & March 16, 2020

### **Please Note:**

The list of matters, are those reasonably anticipated by the chair, which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law. It is possible that if it so votes, the Committee may go into executive session. The Committee may also act on items in an order other than they appear on this agenda.

## MOTIONS & FINDINGS

Lloyd, Thomas, Trustee, 20 Scallop Path, Osterville, Map 070, Parcel 010/002, Judge Nymphas Marston House, built prior to 1779, Inventoried

Full demolition

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### MOTION 1:

I move that after review and consideration of public testimony, the application, and associated materials, the Significant Building at 20 Scallop Path, Osterville, is a Preferably Preserved Significant Building.

Second the motion

Vote AYE or NAY:

**AYE:** will impose 18 month delay

**NAY:** will not impose 18 month delay

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay

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*NEXT CHOOSE ONLY ONE OF THE FOLLOWING VOTES:*

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### **IF MOTION 1 PASSES (AYE VOTE):**

I move that in accordance with Section 112-3(G), the Barnstable Historical Commission determines that the full demolition of the Preferably Preserved Significant Building located at 20 Scallop Path, Osterville **is** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Second the motion

**An AYE vote determines that the full demolition IS detrimental – demolition delay is imposed**

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay

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### **OR - IF MOTION 1 FAILS (NAY VOTE):**

I move that in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the full demolition of the building located at 20 Scallop Path, Osterville **is not** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Second the motion

**An AYE vote determines that the full demolition of the single family structure IS NOT detrimental – no demolition delay imposed**

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay



**TOWN OF BARNSTABLE**  
**Planning & Development Department**  
**Barnstable Historical Commission**  
[www.town.barnstable.ma.us/historicalcommission](http://www.town.barnstable.ma.us/historicalcommission)

Town Clerk Stamp  
 2020 DEC 8 AM 9:39  
 BARNSTABLE TOWN CLERK

**NOTICE OF INTENT TO DEMOLISH A SIGNIFICANT BUILDING**

Date of Application November 30, 2020  Full Demotion  Partial Demolition

Building Address: 20 Scallop Path  
Number Street

Duxville 02655 Assessor's Map # 070 Assessor's Parcel # 010 002  
Village ZIP

Property Owner: Descendants, Separate Trust Name Phone#

Property Owner Mailing Address (if different than building address) 15 E. Lenox St  
Cherry Chase, MD 20815

Property Owner e-mail address: \_\_\_\_\_

Contractor/Agent: Sullivan Engineering, Consulting Inc.

Contractor/Agent Mailing Address: P.O. Box 1059, 711 Main St., Duxville, MA 02655

Contractor/Agent Contact Name and Phone #: John O'Dea, P.E. (508) 428-3344  
Name Phone #

Contractor/Agent Contact e-mail address: john@sullivanengin.com

**Demolition Proposed - please itemize all changes**

Permission is being requested to demolish the dwelling for future home planning

Type of New Construction Proposed: N/A

Provide information below to assist the Commission in making the required determination regarding the status of the Building in accordance with Article 1, § 112

Year built: 1770 Additions Year Built: \_\_\_\_\_

Is the Building listed on the National Register of Historic Places or is the building located in a National Register District?  
 No  Yes

[Signature]  
 Property Owner/Agent Signature

070/010-002

BRN.1934

FORM B - BUILDING

Assessor's Number

USGS Quad

Area(s) Form Number

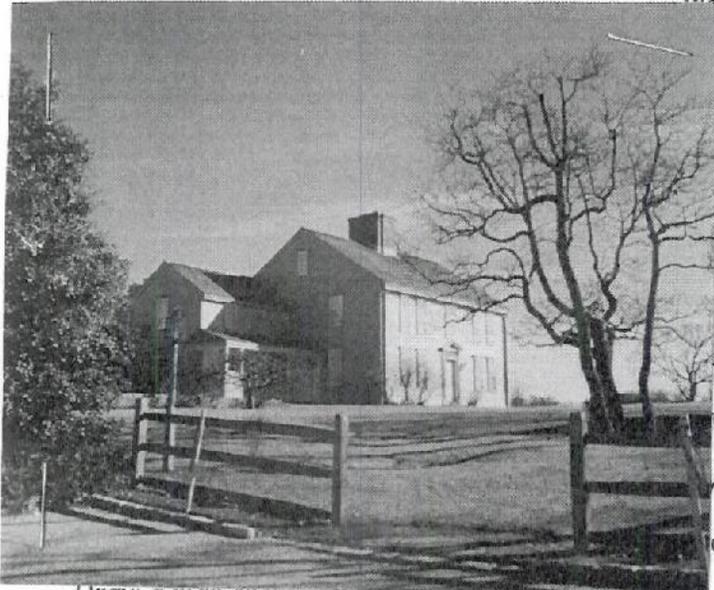
70-10

Cotuit

OH 18

AZ BRN.1934

Massachusetts Historical Commission  
Massachusetts Archives Building  
220 Morrissey Boulevard  
Boston, Massachusetts 02125



Place (neighborhood or village): BARNSTABLE:  
Oyster Harbors

Address: 20 Scallop Path, Oyster Harbors

Historic Name: Judge Nymphas Marston House

Uses: Present: Summer home

Original: Residence

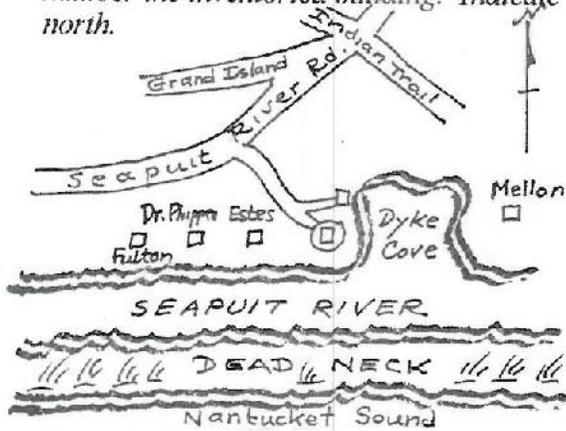
Date of Construction: Before 1779 (1680?)

Source: Freeman 274, Otis II:219

Style/Form: Georgian

Architect/Builder: Unknown

Draw a map showing the building's location in relation to the nearest cross streets and/or major natural features. Show all buildings between inventoried building and nearest intersection or natural feature. Label streets including route numbers, if any. Circle and number the inventoried building. Indicate north.



Exterior Material:

Foundation: Concrete

Wall/Trim: Cedar shingle

Roof: Shingle

Outbuildings/Secondary Structures: Guest house, pump house, boat house NE.

Major Alterations (with dates): 1928 moved, completely rebuilt; 1948 two story addition to east; 1976 renovated, north wing added.

Condition: Much altered

Moved  no  yes Date: 1928

Acreage: 5.97

Setting: Waterfront on south side of Grand Island overlooking Seapuit River and Dead Neck to Nantucket Sound; woodland to NW; Dyke Cove and marsh to east.

Recorded by James W. Gould

Organization: Cotuit Historical Society

Date (month / year): 7 Feb. 1998

JAN 13 1999

MASS. HIST. COMM

**BUILDING FORM**

**ARCHITECTURAL DESCRIPTION** *see continuation sheet*

*Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community*  
This is a Georgian side-gabled mansion with a massive central chimney, sashes dropping from eaves, but stylistic symmetry broken by closer spacing of windows, which reflects earlier colonial form. The main entry, facing west, has a pedimented doorway with five lights in the transom. Original eighteenth century wainscoting, boxed beams, 20 inch pumpkin pine floor boards, walk-in fireplace in Hall, and paneling. To this simple box core have been added lower two story wings to north (with Garrison Colonial overhang) and east, further extended eastward by a one and a half story wing terminating in a pyramidally roofed cottage with hip-roofed dormer to the west, and two gabled dormer s north.

**HISTORICAL NARRATIVE** *see continuation sheet*

*Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.* This is the oldest house on Grand Island, moved here after the first dozen or so houses had been built. Mrs. Gates Williams, the owner who moved it believed it dated to 1680, a possibility given the similarity to the high saltboxes built at that time. Charles Hamblin, builder who worked on it in 1948 thought it might have gunstock corner posts.

It may date to Benjamin<sup>4</sup> Marston, who died 1768, having come here to marry one of the earlier settlers, a Goodspeed. A legend attached to the house is that the first child injured by the Indians was brought here and hidden in the secret hole in the chimney; this presumably dates from King Philip's War (1675-6), but has no factual basis.

A confirmed date is 1779 when Judge Nymphas<sup>5</sup> Marston (1728-88) had a hole shot accidentally into the dining room ceiling by a soldier returning from the defense of Falmouth, whom he had invited in to celebrate the repulse of the enemy. The judge kept the hole as a token of his loyalty, which was somewhat in doubt since he was the Town Moderator when the town voted against Independence. He had served on the early Committee of Correspondence and Military Committee, and ended life as Delegate to the Constitutional Convention in Philadelphia.

After his death in 1788 the house was inherited by nephew Winslow<sup>6</sup> Marston (1764-1852), whose left it to his two eminent politician sons. Judge Nymphas II (1788-1864), Harvard '07, much beloved Judge of Probate for over a quarter of a century, whose signature is seen on most of the town's legal documents, was born, lived and died in the house. His brother Charles Marston (1792-1866) was also state senator, Sheriff and Indian Commissioner.

The Marstons sold the house in 1878 to Heman Thomas, who had left Marstons Mills in the Gold Rush and came home a wealthy man. On his death about 1880 it was inherited by his two children, George H., who died in 1924 soon after his arm was severed by a scythe thrown from a wagon by a bolting horse, and Lucinda "Tinney" Thomas (d. 1945). The latter was annoyed by the noisy nuisance of the rum-runners next door, and sold it in 1928 to Mary T. Crowell (wife of Thomas P.) of Hyannis, probably an agent. At this time a photo shows the house having 4 bays with shutters, a long extended gabled entry porch with pedimented gable end to the Falmouth Road, and saltbox roof dropping to one story at the back (north).

In 1928 Mary Randolph Williams (1898-1997), wife of St. Louis banker and Texas rancher John Gates Williams (1897-1964), hired off-Cape mover George Doucette to flake it and barge it to the present location on Seapuit, then unbuilt except for Dr. Phippen's house. There the Daniel Brothers of Osterville reconstructed it, using original timbers, floors and nails. Architects Derby, Barnes & Champney of 3 Joy St., Boston drew plans adding a large service wing to the north, extending the former hall eastward, adding pantry, kitchen, servants' stairs and bath, connected with a shed to a two car garage, with attached chauffeur's room, and two maids rooms above. Landscaping was done by Egbert Hans of Warren H. Manning of Cambridge. Mrs. Williams was born into one of the first families of Virginia, and married the owner of the Pitchfork Ranch in West Texas, one of the largest in America.

After the 1944 hurricane washed away the old Dowse House on East Bay Dorothy P. Dowse, widow of Boston's chief magistrate F. Delano Putnam, bought the house and had extensive changes by the Daniel Bros. successor Forest R. Brown, including a two story wing to the east. Although heiress to the silver manufacturing business, Mrs. Putnam lived in Yankee frugality, keeping her 1941 Ford coupe in the garage under the house.

It was inherited by her son William Putnam, who filled the house with fine antiques, many of which were stolen by robbers who loaded their loot onto a boat at the shore.

Putnam then sold the house in 1973 to his neighbor to the east, Paul Mellon (b. 1907), famous as donor of the National Gallery of Art in DC, the Bollingen Foundation, and art collector. Mellon's wife Rachel "Bunny" (Lambert) Mellon, nationally known collector of French Impressionist art, and landscape gardener, made further changes, including the north wing. In 1997 she turned the house over to her son Stacy Lloyd.

**BIBLIOGRAPHY and/or REFERENCES** *see continuation sheet*

**INVENTORY FORM CONTINUATION SHEET**      **Town:** BARNSTABLE

**Property Address:** 20 Scallop Path, Oyster Harbors

**Massachusetts Historical Commission**

**Area(s) Form No.**

**Massachusetts Archives Building**

**220 Morrissey Boulevard  
Boston, Massachusetts 02125**

**BIBLIOGRAPHY and/or REFERENCES**

**Title by Barbara Crosby:** Barn. Deeds 71/364, 88/183, 136/36, 416/293, 451/151, 637/298, 304, 1315/435, 1917/203; Barn. Probate #26 pp. 355, 504-5; #4777, 4940, 5084, 20899.

Freeman I:373-4, Deyo 208, Otis 339, II:229, Perry 335.

**Interviews:** Carol Ayers c. 1985 in Oyster Harbors files; Nora P. Gifford (born in the house) 1972 tape in Marstons Mills Hist. Society; Charles Hamblin 5 Feb. 1998, Cotuit builder worked on east wing 1948; Peg Boyd Dietzgen 10 Sept. 1994; Andrea Leonard 26 Nov. 1997.

NHR form A-1 Marstons Mills, for original site.

Bios in *New York Times* 9 Jan. 1943, 13:4; *Current Biog.* 1966 273-5.

Photo c. 1900 in Marstons Mills Hist. Soc. reproduced in 1986 calendar; photo c. 1944 in Oyster Harbors hist. file.

**Other books:** Z. Crocker, History of Oyster Harbors 72; Ruth Arey & Clyde Marston, "Marston Genealogy", typescr. 1979, pp. 5ff. in Sturgis Library; Jack Frost, A Cape Cod Sketch Book (1938), 15 pp. from end.

Zilpha Wright, List of Daniel Bros. houses.

Plans 1928 by Derby, Barnes & Champney in Oyster Harbors file.

Letter of Mary Randolph Ballinger, 21 March 1998, with photos of 1928 construction.

Letter of landscape architect, Egbert Hans of Warren H. Manning Offices, 210 Brattle Bldg., Cambridge, 13 April 1931.

Recommended for listing in the National Register of Historic Places. *If checked, you must attach a completed National Register Criteria Statement form.*

BEN 1934

Massachusetts Historical Commission  
80 Boylston Street  
Boston, Massachusetts 02116

Community Property Address  
BARNSTABLE: ~~Oyster Harbors 20 Scallop Path~~

Area(s)	FormNo.

### National Register of Historic Places Criteria Statement Form



Check all that apply:

- Individually eligible     Eligible only in a historic district
- Contributing to a potential historic district     Potential historic district

Criteria:     A     B     C     D

Criteria Considerations:     A     B     C     D     E     F     G

Statement of Significance by James W. Gould

*The criteria that are checked in the above sections must be justified here.*

The Nymphas Marston House, the oldest on Grand Island, is associated with a number of prominent people: Judge Nymphas<sup>5</sup> Marston (1728-88), Town Moderator, Member of Committee of Correspondence, Military Committee during the Revolution, Delegate to Constitutional Convention; Nymphas II Marston (1788-1864) 26 years Judge of Probate, State Senator was born and died here; his brother Charles (1792-1866) State Senator, Sheriff and Indian Commissioner was also born here.

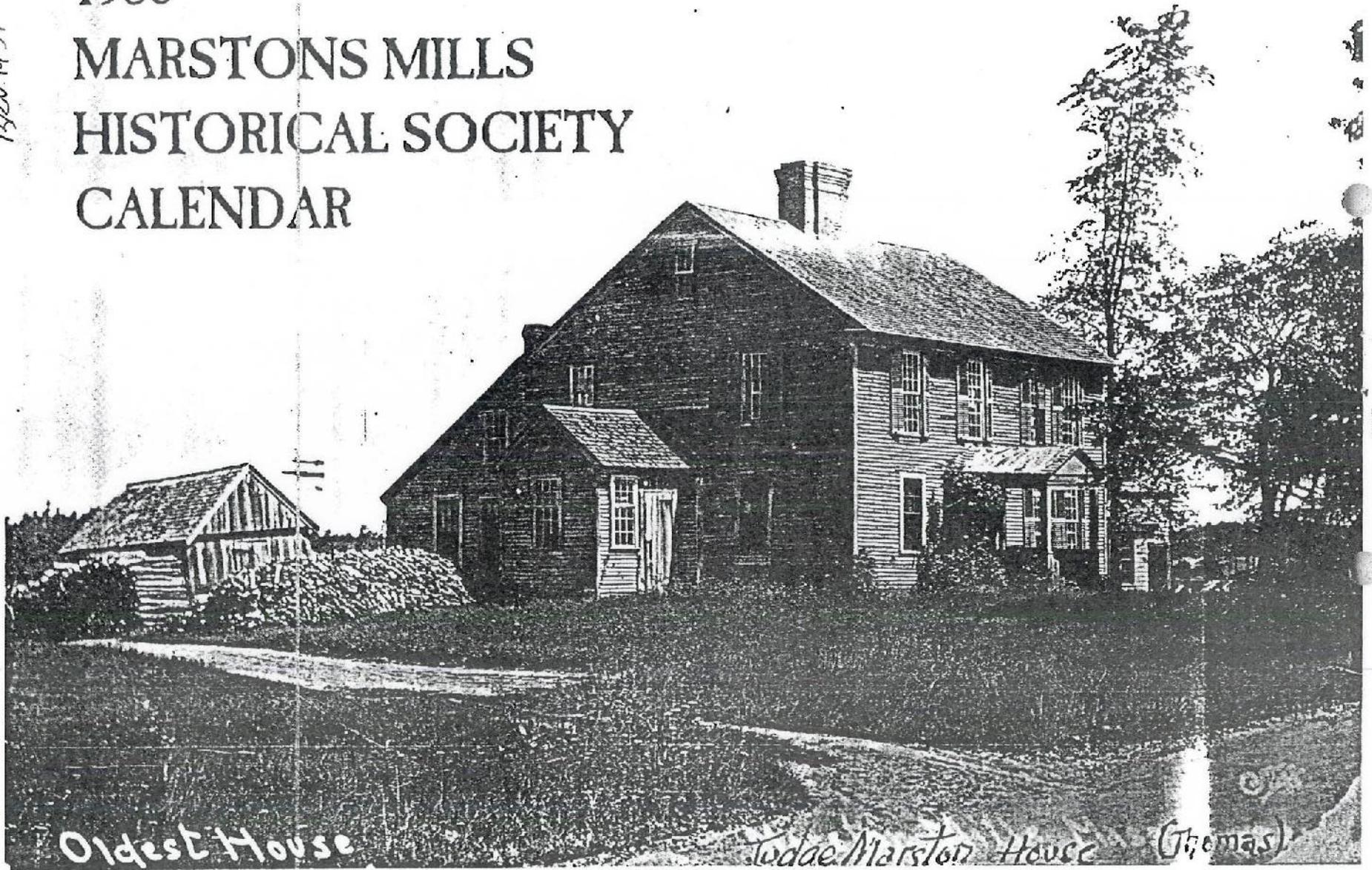
The house was owned for 20 years by nationally famous art collector Paul Mellon (b. 1907) who founded the National Gallery of Art, and his wife Rachel the prominent art collector.

The house itself, although substantially altered, still preserves many features of a late eighteenth century house, and may date to 1690.

This then qualifies for National Register status under criteria B and C.

Barnstable 20 Scallop Path  
Ben 1937 (COVER)

1986  
MARSTONS MILLS  
HISTORICAL SOCIETY  
CALENDAR



Oldest House

Judae Marston House (Thomas)

B2N 1934



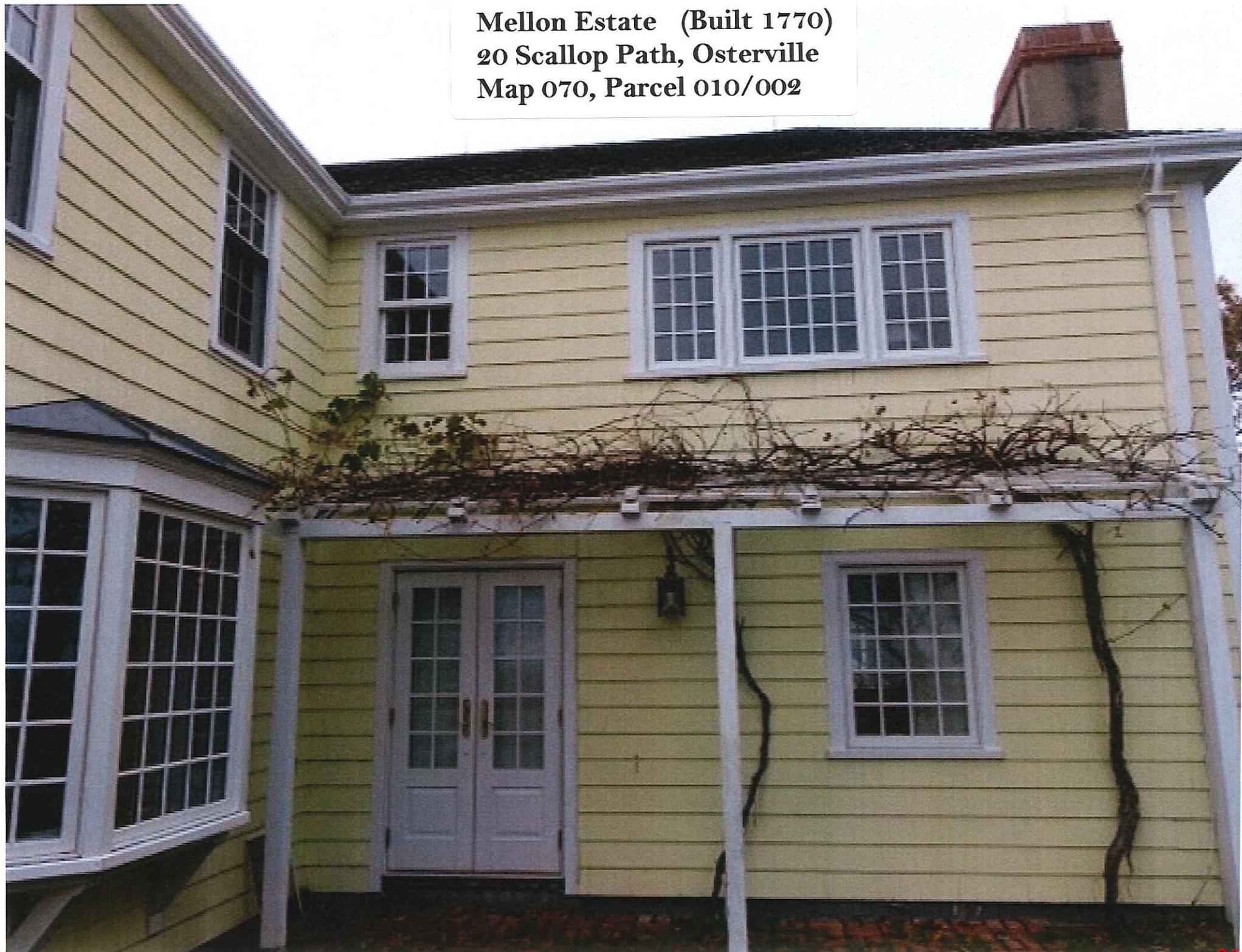
*N. Marston / Gates Williams  
1944 Spectator file O'Hanlon*



**Mellon Estate (Built 1770)  
20 Scallop Path, Osterville  
Map 070, Parcel 010/002**

**SOUTH SIDE GABLE END WORK. REMOVE (2)  
EXISTING 1ST FLOOR O/H WINDOWS. FRAME  
NEW LARGER OPENINGS(WITH STEEL  
POSTS AND BEAM) INSTALL NEW WINDOWS  
(1) PICTURE AND(2) FLANKING ,  
REPLACE ALL CLAPBOARD**

**Mellon Estate (Built 1770)  
20 Scallop Path, Osterville  
Map 070, Parcel 010/002**



**Mellon Estate (Built 1770)  
20 Scallop Path, Osterville  
Map 070, Parcel 010/002**











**FLOOD ZONE:**  
 X, AE(EL12), & VE(EL14)  
 Based on Map #  
 25001G0756J  
 July 16, 2014

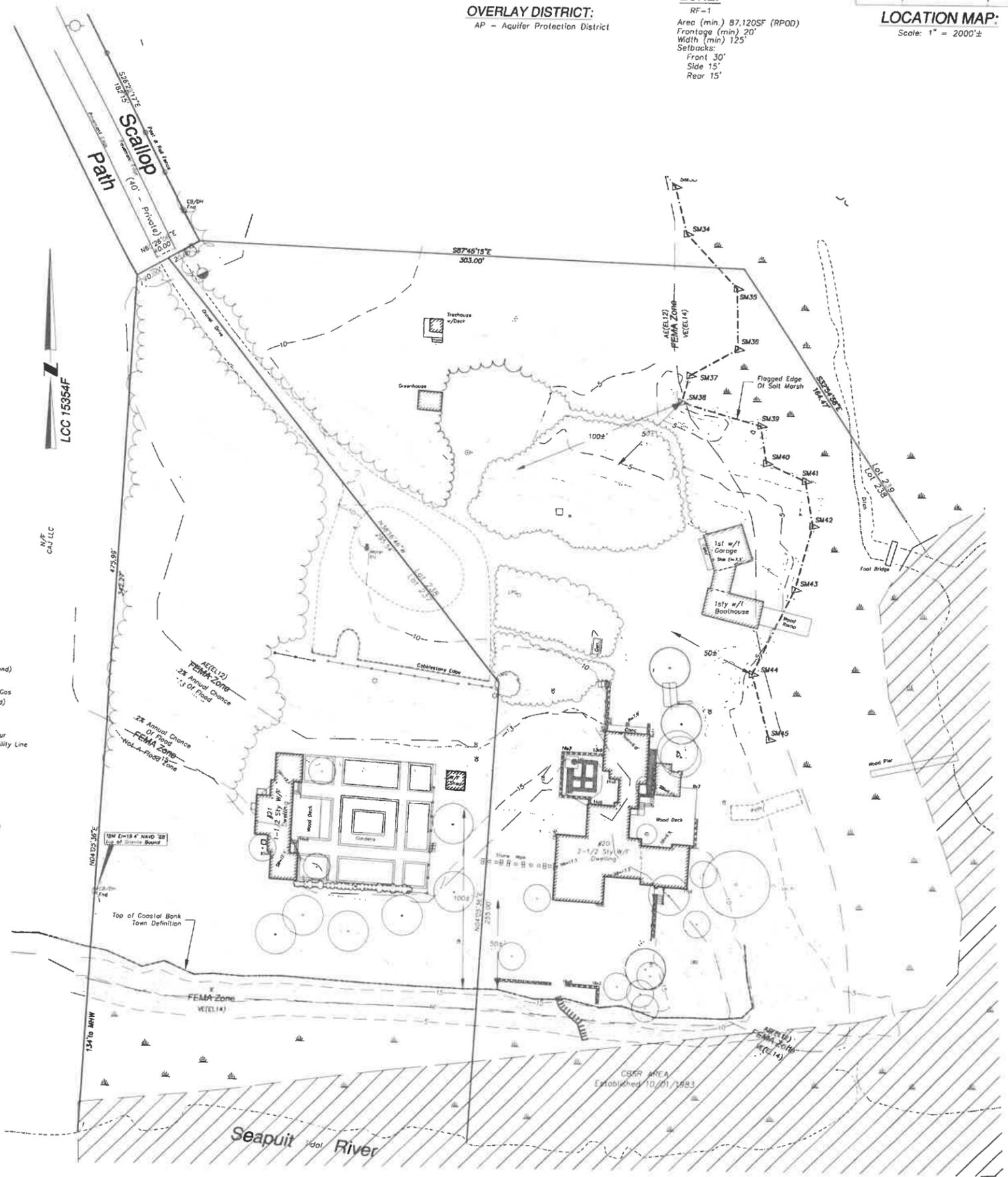
**ASSESSORS REF.:**  
 Map 070, Parcels 10-1, 10-2, & 10-3



**LOCATION MAP:**  
 Scale: 1" = 2000'±

**OVERLAY DISTRICT:**  
 AP - Aquifer Protection District

**ZONE:**  
 RF-1  
 Area (min.) 87,120SF (RP0D)  
 Frontage (min.) 20'  
 Width (min.) 125'  
 Setbacks:  
 Front 30'  
 Side 15'  
 Rear 15'



**Legend:**

- ⊙ Drain Manhole
- ⊙ Sewer Manhole
- ⊙ Water Manhole
- ⊙ Misc Manhole
- ⊙ Catch Basin
- ⊙ Hydrant
- ⊙ CB/DH
- ⊙ Guy
- ⊙ Utility Pole
- ☆ Light Post
- ⊙ Water Gate (round)
- ⊙ Hose BB
- ⊙ LPD
- ⊙ Liquid Propane Gas
- ⊙ Gas Gate (round)
- DHW— Overhead Wires
- 25— Elevation Contour
- S— Underground Utility Line
- ⊙ Cedar Tree
- ⊙ Holly Tree
- ⊙ Deciduous Tree

Title: <b>Existing Conditions Plan          Of 10, 20, &amp; 21 Scallop Path          BARNSTABLE (Oyster Harbors) MASS</b>	PREPARED BY: <div style="text-align: center;"><b>CapeSurv</b></div> 23 West Bay Rd, Suite G Osterville MA 02655 (508) 420-3994 / 420-3995fax	PREPARED FOR: <b>Stacy B Lloyd III</b>	Notes/Revision: 1.) This topographic information shown was obtained by on the ground by conventional survey methods on (or between) 09/MAY/13 and 14/DEC/17. 2.) The property line information shown hereon was compiled from available record information. 3.) The elevations are based on NAVD '88, a fixed mean sea level datum.
	Date: <b>December 28, 2017</b> 1"=30'	Field: WHK/RRL/KAR/ASK    Review: RRL Comp.: RRL    Proj. # C-405.12 Draft: RRL/KAR    Drawing # C405_12g1 ex1	

Parcel: 070-010-002

Location: 20 SCALLOP PATH, Osterville

Owner: LLOYD, THOMAS TR



Parcel  
070-010-002  
Location  
20 SCALLOP PATH  
Village  
Osterville  
Town sewer account  
No

Developer lot:  
LOT 238  
Road index  
1431  
Fire district  
C-O-MM



Asbuilt septic scan  
[070010002\\_1](#)

Owner: LLOYD, THOMAS TR

Owner LLOYD, THOMAS TR	Co-Owner PUTNAM HOUSE NOMINEE TRUST	Book page C223472
Street1 5111 52ND STREET NW	Street2	
City WASHINGTON	State DC	Zip 20016
		Country

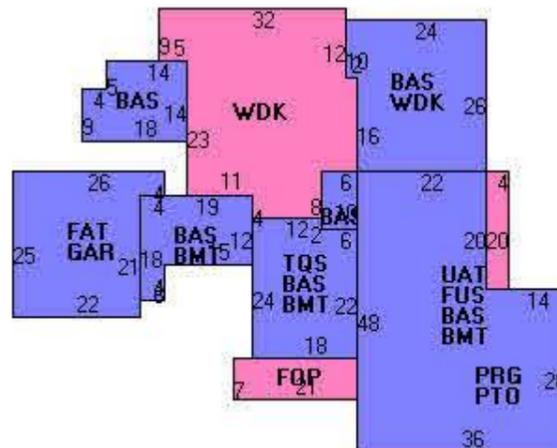
Land

Acres 3.32	Use Single Fam M-01	Zoning RF-1	Neighborhood WF14
Topography	Street factor	Town Zone of Contribution AP (Aquifer Protection Overlay District)	
Utilities	Location factor Waterfront	State Zone of Contribution OUT	

Construction

Building 1 of 1

Year built 1770	Roof structure Gable/Hip	Heat type Hot Water
Living area 4810	Roof cover Wood Shingle	Heat fuel Oil
Gross area 11444	Exterior wall Clapboard	AC type Central
Style Conventional	Interior wall Plastered, Plywood Panel	Bedrooms 7 Bedrooms
Model Residential	Interior floor Pine/Soft Wood	Bath rooms 5 Full-1 Half
Grade Luxury	Foundation Mixed	Total rooms 13 Rooms
Stories 2 Stories		



Permit History

Issue Date	Purpose	Permit Number	Amount	InspectionDate	Comments
03/31/2020	Sid/Wind/Roof/Door	20-943	\$66,000		Strip & re-roof matching existing white cedar perfection shingles
02/06/2018	Addn Alt-Res	18-169	\$28,000	05/06/2019	SOUTH SIDE GABLE END WORK. REMOVE (2) EXISTING 1ST FLOOR O/H WINDOWS. FRAME NEW LARGER OPENINGS (WITH STEEL POSTS AND BEAM) INSTALL NEW WINDOWS (1) PICTURE AND(2) FLANKING CASEMENTS, REPLACE ALL CLAPBOARD
10/16/2012	Generator	201206371	\$0	11/25/2014	GENERATOR
10/10/2012	New Windows	201206233	\$40,000	06/30/2013	REPLC WINDS MARVIN
02/01/1980	Out Building	B21973	\$0	01/15/1981	OS BLDG
02/01/1976	Addition	B18162	\$0	01/15/1978	OS ADD'N
08/01/1975	Remodel	B17902	\$0	01/15/1978	OS REMOD'
09/01/1973	Demolish	B16601	\$0	01/15/1974	OS DEMOLS

▼ Sale History

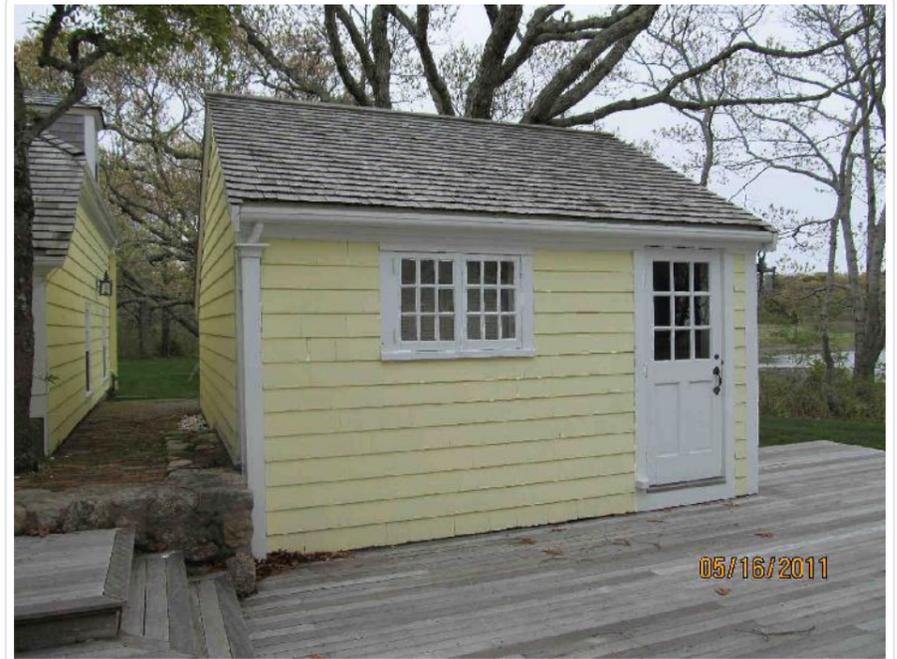
Line	Sale Date	Owner	Book/Page	Sale Price
1	08/25/2020	LLOYD, THOMAS TR	C223472	\$0
2	01/14/2019	LLOYD, THOMAS TR	C218390	\$0
3	07/31/2018	LLOYD, STACY BARCROFT IV & THOMAS, TRS	C216892	\$0
4	09/19/2014	MELLON, RACHEL L ESTATE OF	BA14P0742EA	\$0
5	04/15/1991	MELLON, RACHEL L	C123062	\$250
6	10/03/1978	MELLON, PAUL	C75774	\$0

▼ Assessment History

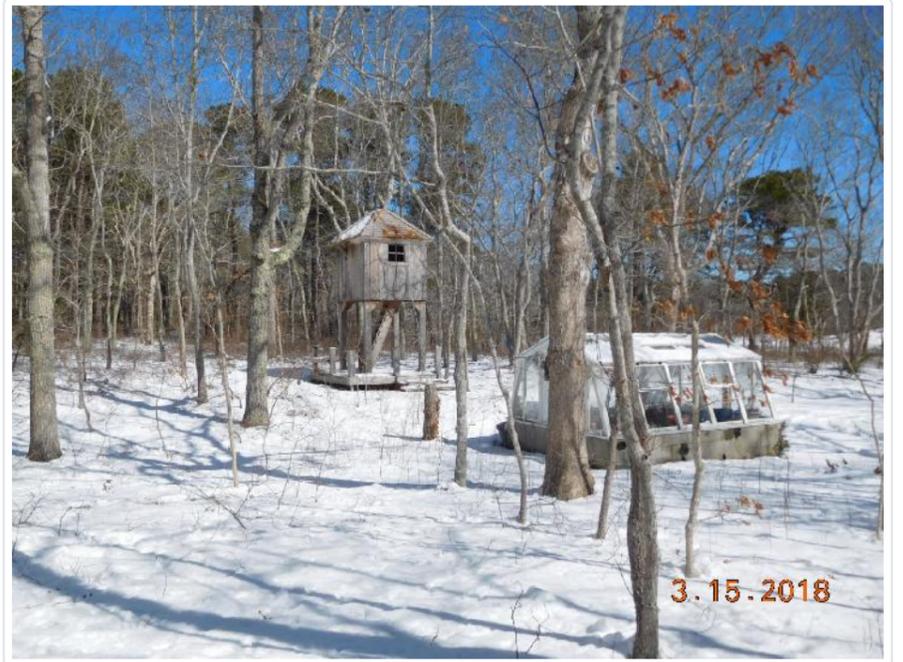
Save #	Year	Building Value	XF Value	OB Value	Land Value	Total Parcel Value
1	2021	\$881,700	\$79,700	\$117,800	\$4,439,000	\$5,518,200
2	2020	\$782,300	\$78,100	\$114,700	\$4,800,800	\$5,775,900
3	2019	\$633,200	\$78,100	\$119,200	\$4,800,800	\$5,631,300
4	2018	\$481,200	\$78,100	\$122,100	\$5,053,400	\$5,734,800
5	2017	\$406,100	\$67,600	\$91,100	\$5,053,400	\$5,618,200
6	2016	\$432,100	\$73,400	\$66,600	\$5,053,400	\$5,625,500
7	2015	\$486,000	\$78,000	\$71,600	\$4,867,900	\$5,503,500
8	2014	\$486,000	\$78,000	\$74,100	\$4,867,900	\$5,506,000
9	2013	\$486,000	\$78,000	\$76,600	\$4,867,900	\$5,508,500
10	2012	\$480,600	\$76,200	\$35,600	\$5,466,200	\$6,058,600
11	2011	\$720,800	\$14,300	\$24,900	\$5,466,200	\$6,226,200
12	2010	\$720,800	\$14,300	\$27,700	\$6,041,600	\$6,804,400
13	2009	\$863,700	\$9,800	\$9,800	\$6,488,000	\$7,371,300
14	2008	\$889,800	\$9,800	\$9,800	\$5,529,900	\$6,439,300
16	2007	\$885,800	\$9,800	\$9,800	\$5,529,900	\$6,435,300
17	2006	\$801,000	\$9,800	\$10,100	\$5,424,300	\$6,245,200
18	2005	\$708,100	\$9,800	\$10,400	\$5,381,000	\$6,109,300
19	2004	\$592,900	\$9,800	\$10,600	\$3,884,100	\$4,497,400
20	2003	\$699,800	\$12,400	\$10,900	\$4,154,500	\$4,877,600
21	2002	\$699,800	\$12,400	\$10,900	\$4,154,500	\$4,877,600
22	2001	\$699,800	\$12,900	\$10,900	\$4,154,500	\$4,878,100
23	2000	\$486,100	\$13,200	\$8,100	\$1,134,100	\$1,641,500
24	1999	\$486,100	\$13,200	\$8,100	\$1,134,200	\$1,641,600
25	1998	\$486,100	\$13,200	\$8,100	\$1,129,600	\$1,637,000
26	1997	\$616,900	\$0	\$0	\$1,125,800	\$1,775,700
27	1996	\$616,900	\$0	\$0	\$1,125,800	\$1,775,700
28	1995	\$616,900	\$0	\$0	\$1,125,800	\$1,775,700
29	1994	\$519,200	\$0	\$0	\$1,709,500	\$2,261,600
30	1993	\$519,200	\$0	\$0	\$1,718,800	\$2,270,900
31	1992	\$590,300	\$0	\$0	\$2,633,900	\$3,261,600
32	1991	\$706,300	\$0	\$0	\$2,769,700	\$3,515,400
33	1990	\$706,300	\$0	\$0	\$2,769,700	\$3,515,400
34	1989	\$706,300	\$0	\$0	\$2,769,700	\$3,515,400
35	1988	\$612,400	\$0	\$0	\$1,835,500	\$2,468,300

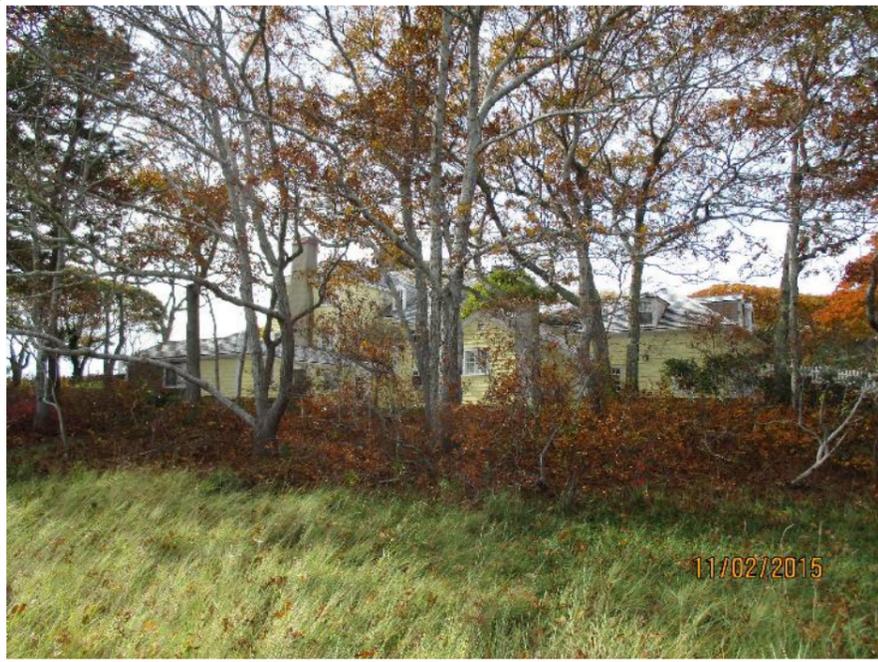
Save #	Year	Building Value	XF Value	OB Value	Lane Value	Total Parcel Value
36	1987	\$612,400	\$0	\$0	\$1,835,500	\$2,468,300
37	1986	\$612,400	\$0	\$0	\$1,835,500	\$2,468,300

Photos





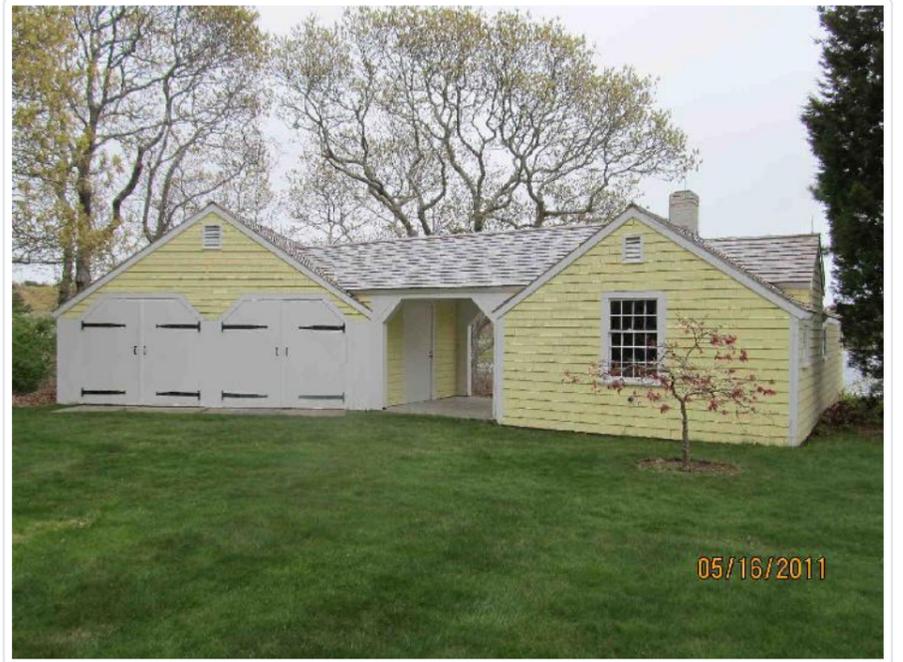
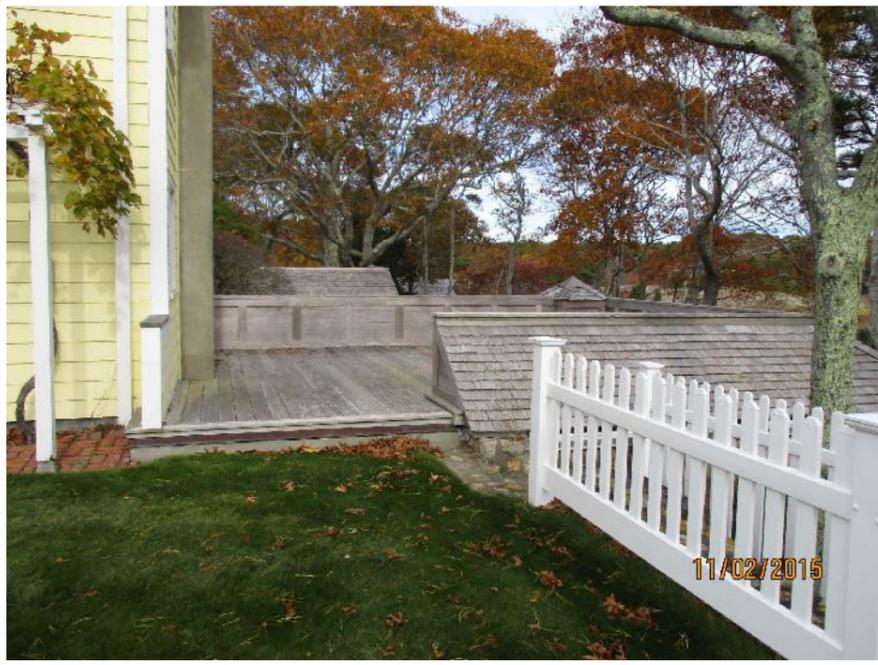












## MOTIONS & FINDINGS

Falkson, Shannon, 27 Parker Road, Osterville, Map 117, Parcel 162, Captain Alexander Bacon House, Built, 1842, Inventoried

Full demolition

---

### MOTION 1:

I move that after review and consideration of public testimony, the application, and associated materials, the Significant Building at 27 Parker Road, Osterville, is a Preferably Preserved Significant Building.

Second the motion

Vote AYE or NAY:

**AYE:** will impose 18 month delay

**NAY:** will not impose 18 month delay

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay

---

*NEXT CHOOSE ONLY ONE OF THE FOLLOWING VOTES:*

---

### **IF MOTION 1 PASSES (AYE VOTE):**

I move that in accordance with Section 112-3(G), the Barnstable Historical Commission determines that the full demolition of the Preferably Preserved Significant Building located at 27 Parker Road, Osterville is detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Second the motion

**An AYE vote determines that the full demolition IS detrimental – demolition delay is imposed**

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay

---

### **OR - IF MOTION 1 FAILS (NAY VOTE):**

I move that in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the full demolition of the building located at 27 Parker Road, Osterville is not detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Second the motion

**An AYE vote determines that the full demolition of the single family structure IS NOT detrimental – no demolition delay imposed**

**ROLL CALL VOTE:** Nancy Clark, Nancy Shoemaker, Marilyn Fifield, George Jessop, Cheryl Powell, Fran Parks, Jack Kay

# Kendall and Welch

## Construction

To: Barnstable Historic Commission

From: Kendall and Welch Construction Inc.

108 Parker Road

Osterville Ma. 02655

Subject: Removal of the existing buildings located at 27 Parker Road Osterville.

The current Dwelling and garage structures have been extensively examined by our company and we have determined that both structures have not been properly maintained for many years. The reasons we have determined this are the following;

- Main House: the foundation has collapsed in most areas and as a result created serious structural issues.
- The floors vary in height in excess of 4". The floor joists and walls have been effected by both water damage and bug damage.
- The water damage has created extensive mold throughout the house beyond the point on mitigation.
- The Garage has many of the same issue as well as very poor original construction practices, making it unstable. As a result, because of the lack of maintenance and up keep, the structures are beyond repair.

It would be our intension to replace the existing Greek revival home with a similar Greek revival style home as submitted. We feel this home would be an asset to the village of Osterville and surrounding properties.

Your consideration for the request of this project would be greatly appreciated.

Charles Tardanico

Kendall and Welch Construction

12.21.2020



Parcel: 117-162

Location: 27 PARKER ROAD, Osterville

Owner: FALKSON, SHANNON TR



Parcel 117-162  
Location 27 PARKER ROAD  
Village Osterville  
Town sewer account No

Developer lot: LOT 1  
Road index 1210  
Fire district C-O-MM

Secondary road

Interactive map



Asbuilt septic scan  
[117162\\_1](#)

Owner: FALKSON, SHANNON TR

Owner: FALKSON, SHANNON TR  
Street1: 20 MALIA TERRACE  
City: CHESTNUT HILL  
Co-Owner: SHANNON FALKSON NOM TRUST  
Street2:  
State: MA Zip: 02467 Country:  
Book page: 27143/ 92

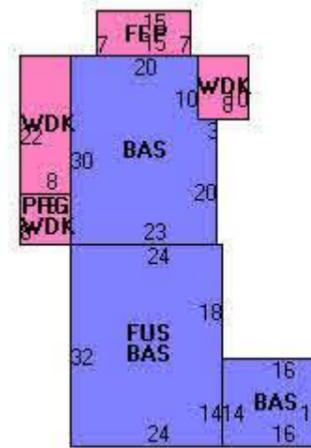
Land

Acres: 0.6 Use: Single Fam M-01 Zoning: RC Neighborhood: 0112  
Topography: Level Street factor: Paved Town Zone of Contribution: GP (Groundwater Protection Overlay District)  
Utilities: Septic, Gas, Public Water Location factor: State Zone of Contribution: IN

Construction

Building 1 of 1

Year built: 1842 Roof structure: Gable/Hip Heat type: Hot Water  
Living area: 2420 Roof cover: Asph/F Gls/Cmp Heat fuel: Gas  
Gross area: 2909 Exterior wall: Wood Shingle, Clapboard AC type: None  
Style: Conventional Interior wall: Plastered Bedrooms: 4 Bedrooms  
Model: Residential Interior floor: Hardwood Bath rooms: 2 Full-0 Half  
Grade: Average Plus Foundation: Blk/Pour Ftgs Total rooms: 10 Rooms  
Stories: 2 Stories



Permit History

Sale History

Line	Sale Date	Owner	Book/Page	Sale Price
1	02/20/2013	FALKSON, SHANNON TR	27143/ 92	\$1
2	07/24/2007	FALKSON, PETER J & SHANNON	22208/ 133	\$699,000
3	06/27/2007	DEUTSCHE BANK NATL TR CO	22144/ 89	\$867,000
4	04/10/2003	POLICH, THOMAS A & POLICH, JODI C	16723/ 89	\$735,000
5	12/15/1995	ALLEN, DAVID W & CAROL M	9965/ 179	\$208,050
6	10/15/1987	HOPKINS, JOYCE I	5959/ 329	\$1
7	12/04/1975	HOPKINS, DOUGLAS F & JOYCE I	2271/ 4	\$0

Assessment History

Save #	Year	Building Value	XF Value	OB Value	Land Value	Total Parcel Value
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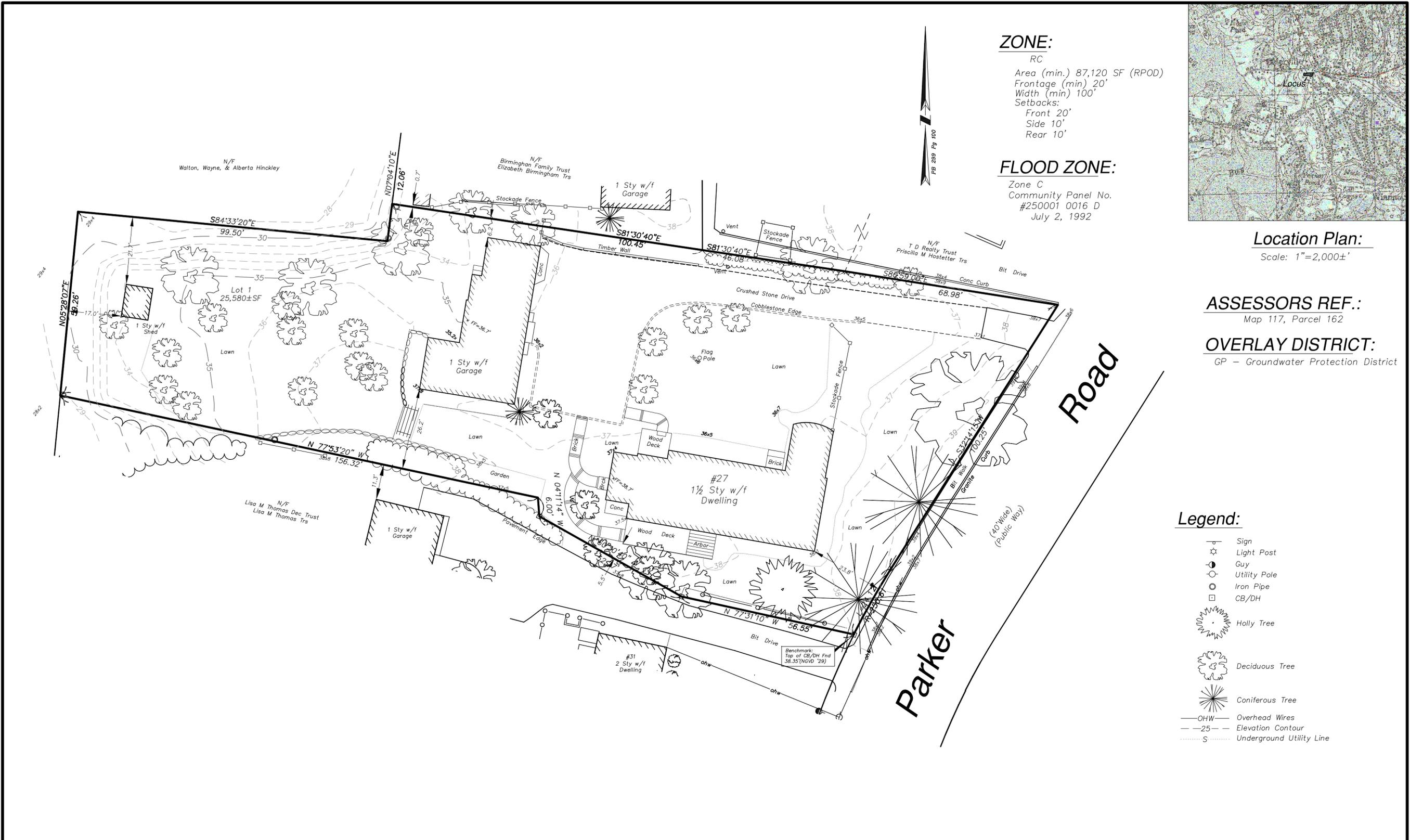
1 Save #	2020 Year	\$201,900 Building Value	\$9,900 XF Value	\$3,500 OB Value	\$445,400 Land Value	\$660,700 Total Parcel Value
2	2019	\$201,900	\$9,900	\$4,800	\$467,600	\$684,200
3	2018	\$168,200	\$9,900	\$5,500	\$445,400	\$629,000
4	2017	\$161,500	\$9,600	\$5,900	\$445,400	\$622,400
5	2016	\$161,500	\$9,600	\$5,900	\$437,000	\$614,000
6	2015	\$197,100	\$11,300	\$7,900	\$441,200	\$657,500
7	2014	\$197,100	\$11,300	\$8,500	\$441,200	\$658,100
8	2013	\$197,100	\$11,300	\$9,100	\$441,200	\$658,700
9	2012	\$201,600	\$10,500	\$7,900	\$673,400	\$893,400
10	2011	\$211,500	\$3,500	\$4,800	\$673,400	\$893,200
11	2010	\$212,100	\$3,500	\$5,900	\$673,400	\$894,900
12	2009	\$225,900	\$2,600	\$4,600	\$759,000	\$992,100
13	2008	\$225,900	\$2,600	\$4,600	\$743,500	\$976,600
15	2007	\$225,900	\$2,600	\$4,600	\$743,500	\$976,600
16	2006	\$204,500	\$2,600	\$5,300	\$712,500	\$924,900
17	2005	\$176,500	\$2,400	\$10,100	\$492,700	\$681,700
18	2004	\$140,300	\$2,300	\$10,200	\$341,100	\$493,900
19	2003	\$118,500	\$2,300	\$10,200	\$192,000	\$323,000
20	2002	\$118,500	\$2,300	\$10,200	\$192,000	\$323,000
21	2001	\$118,300	\$2,400	\$9,700	\$192,000	\$322,400
22	2000	\$104,700	\$2,300	\$9,700	\$103,700	\$220,400
23	1999	\$104,700	\$2,300	\$7,800	\$103,700	\$218,500
24	1998	\$104,700	\$2,300	\$7,800	\$103,700	\$218,500
25	1997	\$106,200	\$0	\$0	\$95,800	\$205,700
26	1996	\$106,200	\$0	\$0	\$95,800	\$205,700
27	1995	\$106,200	\$0	\$0	\$95,800	\$205,700
28	1994	\$95,300	\$0	\$0	\$71,800	\$170,800
29	1993	\$95,300	\$0	\$0	\$71,800	\$170,800
30	1992	\$108,500	\$0	\$0	\$79,800	\$192,500
31	1991	\$120,700	\$0	\$0	\$95,800	\$228,000
32	1990	\$120,700	\$0	\$0	\$95,800	\$228,000
33	1989	\$120,700	\$0	\$0	\$95,800	\$228,000
34	1988	\$85,700	\$0	\$0	\$76,800	\$179,100
35	1987	\$85,700	\$0	\$0	\$76,800	\$179,100
36	1986	\$85,700	\$0	\$0	\$76,800	\$179,100
39	1983	\$0	\$0	\$0	\$0	\$0

▼ Photos







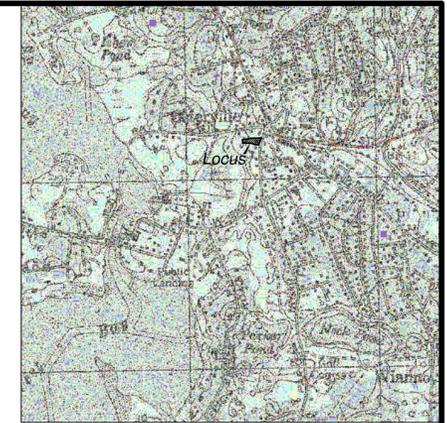


**ZONE:**

RC  
 Area (min.) 87,120 SF (RPOD)  
 Frontage (min) 20'  
 Width (min) 100'  
 Setbacks:  
 Front 20'  
 Side 10'  
 Rear 10'

**FLOOD ZONE:**

Zone C  
 Community Panel No.  
 #250001 0016 D  
 July 2, 1992



**Location Plan:**

Scale: 1"=2,000±'

**ASSESSORS REF.:**

Map 117, Parcel 162

**OVERLAY DISTRICT:**

GP - Groundwater Protection District

**Legend:**

- Sign
- Light Post
- Guy
- Utility Pole
- Iron Pipe
- CB/DH
- Holly Tree
- Deciduous Tree
- Coniferous Tree
- Overhead Wires
- Elevation Contour
- Underground Utility Line

Title:  
**Existing Conditions Plan  
 Of 27 Parker Road  
 Barnstable (Osterville) Massachusetts**

Date: **December 17, 2020**

PREPARED BY:

**CapeSurv**

23 West Bay Rd, Suite G  
 Osterville MA 02655  
 (508) 420-3994 / 420-3995 fax  
 www.capesurv.com

Field: WHK/MLL  
 Comp/Draft: RRL

PREPARED FOR:

**Kendall And Welch Construction Co.**

Notes/Revision:

- 1.) The property line information shown was compiled from available record information.
- 2.) The topographic information was obtained from an on the ground survey performed on or between 02/MAR/11 and
- 3.) The datum used is NGVD '29, a fixed mean sea level datum.



**TARDANICO RESIDENCE**  
 61 PARKER ROAD, OSTERVILLE, MA, 02655

PROJECT TEAM	
ARCHITECTURAL DESIGN:	FINE LINE DESIGN 8 WEST BAY RD. OSTERVILLE, MA, 02655
DESIGN CONSULTANT:	IVAN BEREZNICKI ASSOCIATES, INC 82 BAY STREET OSTERVILLE, MA, 02655
STRUCTURAL ENGINEER:	TAYLOR DESIGN, LLC GREG TAYLOR, P.E. 11922 HEATHER WOODS CT. NAPLES, FL, 34120
CONTRACTOR:	KENDALL AND WELCH CONSTRUCTION 874 MAIN STREET OSTERVILLE, MA, 02655

FINE LINE DESIGN  
 8 WEST BAY ROAD  
 OSTERVILLE, MASSACHUSETTS 02655  
 (508) 420-1296 www.finelinedesign.com

TARDANICO RESIDENCE  
 61 PARKER ROAD  
 OSTERVILLE, MASSACHUSETTS, 02655

PROJECT # 1516

PERMIT SET

DATE: 11/18/15

REVISED:

SCALE: AS NOTED

COVER SHEET

A-0



FRONT ELEVATION  
SCALE: 1/4" = 1'-0"



LEFT ELEVATION  
SCALE: 1/4" = 1'-0"

FINE LINE DESIGN

8 WEST BAY ROAD  
OSTERVILLE, MASSACHUSETTS 02655  
(508) 420-1296 www.finearchitecturalsign.com

TARDANICO RESIDENCE

61 PARKER ROAD  
OSTERVILLE, MASSACHUSETTS, 02655

PROJECT # 1516

PERMIT SET

DATE: 11/18/15

REVISED:

SCALE: AS NOTED

ELEVATIONS

A-1



REAR ELEVATION  
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION  
SCALE: 1/4" = 1'-0"

FINE LINE DESIGN  
8 WEST BAY ROAD  
OSTERVILLE, MASSACHUSETTS 02655  
(508) 420-1296 www.finelinedesign.com

TARDANICO RESIDENCE  
61 PARKER ROAD  
OSTERVILLE, MASSACHUSETTS, 02655

PROJECT # 1516  
PERMIT SET  
DATE: 11/18/15  
REVISED:

SCALE: AS NOTED  
ELEVATIONS

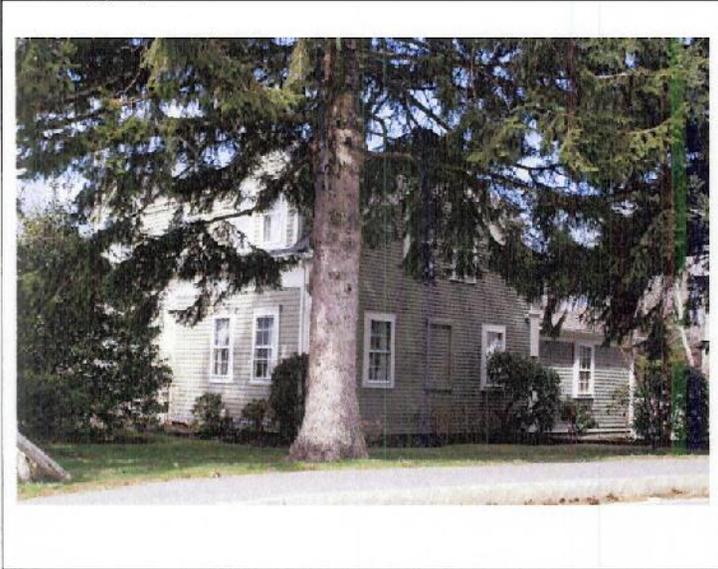
# FORM B – BUILDING

MASSACHUSETTS HISTORICAL COMMISSION  
MASSACHUSETTS ARCHIVES BUILDING  
220 MORRISSEY BOULEVARD  
BOSTON, MASSACHUSETTS 02125

Assessor's Number USGS Quad Area(s) Form Number

117 162    754

## Photograph



**Town:** Barnstable

**Place:** (*neighborhood or village*)  
Osterville

**Address:** 27 Parker Road

**Historic Name:** Captain Alexander Bacon House

**Uses: Present:** Single-Family Residential

**Original:** Single-Family Residential

**Date of Construction:** c 1850

**Source:** Historic Maps, Atlases, and Deeds

**Style/Form:** No Style

**Architect/Builder:** Unknown

### Exterior Material:

**Foundation:** Granite/Poured concrete

**Wall/Trim:** Wood Clapboards/Wood Trim

**Roof:** Asphalt Shingles

### Outbuildings/Secondary Structures:

A one-story, one-car garage is located west of the residence.

### Major Alterations (*with dates*):

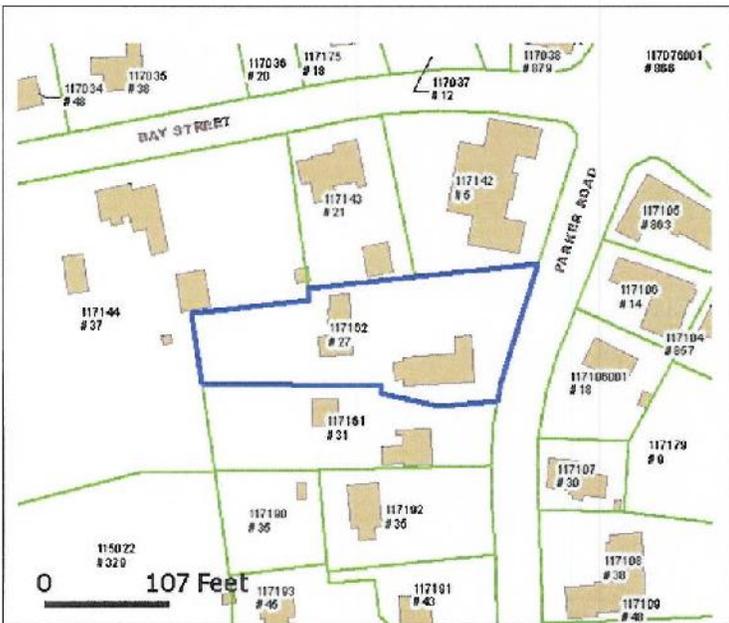
**Condition:** Good

**Moved:** no | x | yes | | **Date** \_\_\_\_\_

**Acreage:** .60 acre

**Setting:** The building faces north and is setback approximately ten feet from the road on a level lot.

## Topographic or Assessor's Map



**Recorded by:** Geoffrey E Melhuish, tti-architects

**Organization:** Town of Barnstable

**Date (month / year):** August 2009

*Follow Massachusetts Historical Commission Survey Manual instructions for completing this form.*

**INVENTORY FORM B CONTINUATION SHEET**MASSACHUSETTS HISTORICAL COMMISSION  
220 MORRISSEY BOULEVARD, BOSTON, MASSACHUSETTS 02125

BARNSTABLE

27 Parker Road

Area(s) Form No. 754



Recommended for listing in the National Register of Historic Places.  
*If checked, you must attach a completed National Register Criteria Statement form.*

*Use as much space as necessary to complete the following entries, allowing text to flow onto additional continuation sheets.*

**ARCHITECTURAL DESCRIPTION:**

*Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.*

27 Parker Road (BRN-2291) is a one-and-one-half story wood frame residence. The building adopts an I-shaped plan on a granite and poured concrete foundation. The building faces north and is setback slightly from the edge of the road. The house is situated perpendicular to the road. The building terminates in a front gable roof sheathed with asphalt shingles. A pair of gable roof dormers are situated on the north roof plane. Each dormer features two 6/6 double-hung wood sash windows set within simple wood surrounds. An interior brick chimney pierces the ridge of the roof. The building is clad with painted wood clapboards. The entry is obscured from view by a one-story ell projecting from the northeast corner of the residence and a privacy fence. A one-story garage is located west of the residence. The garage is clad with wood clapboards. 27 Parker Road is a modest example of a mid-nineteenth century residence constructed in Osterville.

**HISTORICAL NARRATIVE**

*Discuss the history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.*

27 Parker Road (BRN-2291) appears to have been constructed during the mid nineteenth century by Captain Alexander Bacon (B. 1815) and his wife (Mary B. 1818). Captain Bacon is shown on the 1858 and 1880 maps as residing at the property. Their daughter, Ida K. Hall (B. 1854) owned the property after his death with her husband, Azor (b. 1851) eventually selling the property to their son Charles A. Hall (B. 1875) Charles Hall and his wife, Ethel (B. 1875) occupied the residence in the 1930 census. Mr. Hall is listed as a carpenter. The property eventually transferred from the Hall family in 1975 when Douglas Hopkins purchased the property from the son of Charles and Ethel, Delton C. Hall (B. 1906). 27 Parker Road is currently owned by Peter J. and Shannon Falkson.

**BIBLIOGRAPHY and/or REFERENCES**

Barnstable County Registry of Deeds.

FamilySearch

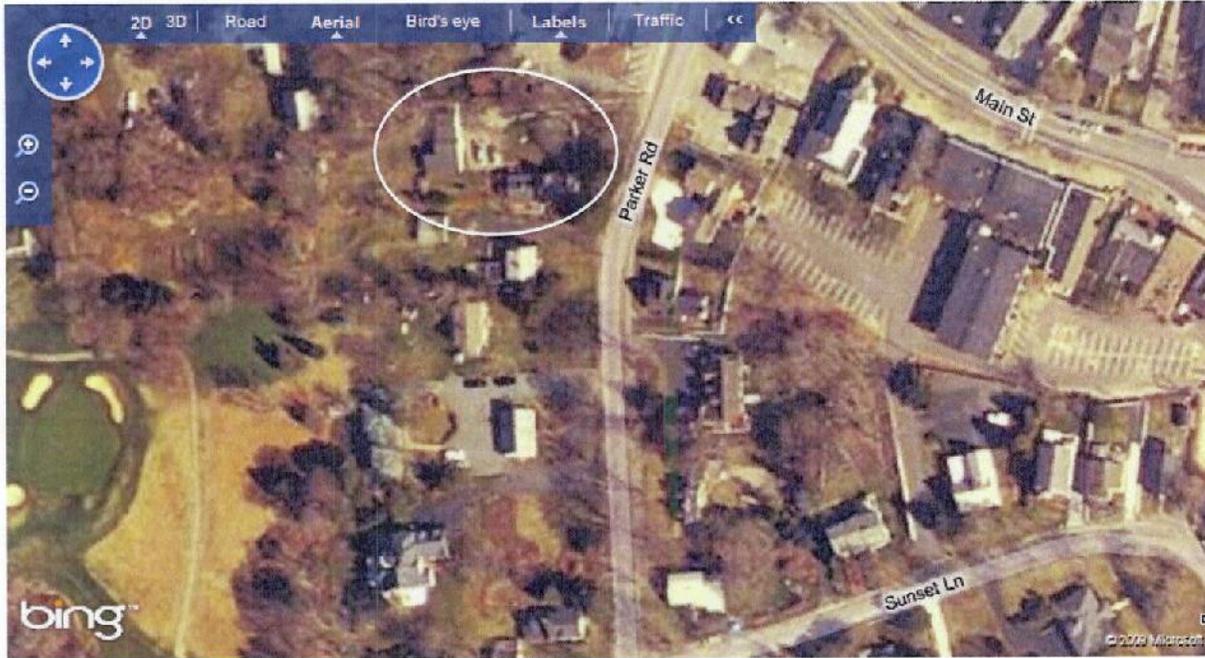
Map of Barnstable. Published by G.H. Walker & Co, 1880. With inset details of Village of Osterville. [available online at historicmapworks](#)

Map of Barnstable. Published by Walker Lithograph and Publishing Company, 1905. With inset details of Osterville. [available online at historicmapworks](#)

Map of Barnstable. Published by Walker Lithograph and Publishing Company, 1910. With inset details of Osterville. [available online at historicmapworks](#)

Town of Barnstable. Assessors Records.

U.S. Commerce Dept. Census Bureau, 1840-1930.



FORM B - BUILDING

MASSACHUSETTS HISTORICAL COMMISSION  
80 BOYLSTON STREET  
BOSTON, MA 02116



Sketch Map: Draw map showing property's location in relation to nearest cross streets and/or geographical features. Indicate all buildings between inventoried property and nearest intersection(s). Indicate north

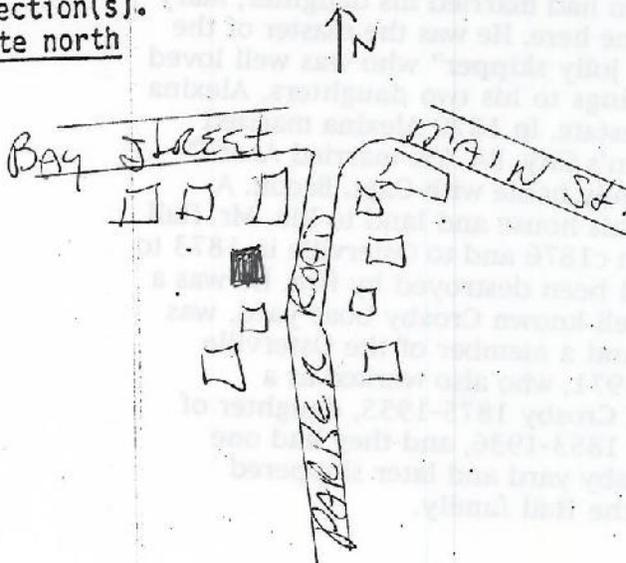


Photo #98-24-B52

UTM REFERENCE \_\_\_\_\_  
USGS QUADRANGLE \_\_\_\_\_  
SCALE \_\_\_\_\_

117(162) AREA OVB FORM NO. ~~52~~ 24  
BRH-754

Town Barnstable (Osterville)  
Address 27 Parker Road  
Historic Name Capt Alexander Bacon

Use: Present residence  
Original residence

DESCRIPTION

Date 1842  
Source Registry of Deeds  
Style Greek Revival  
Architect unknown

Exterior Wall Fabric clapboard  
Outbuildings Barn/garage

Major Alterations (with dates) c1910  
side ell

Condition good

Moved no Date -

Acreage .66

Setting residential zone abutting  
village business

Recorded by Barbara Crosby

Organization Barnstable Historical Co

Date 1981, revised 1985, 1998

**ARCHITECTURAL SIGNIFICANCE** Describe important architectural features and evaluate in terms of their buildings within the community.

The Bacon House is a well detailed local example of the Greek Reviva style. It is a 3/4 Cape cottage enclosed by a gable roof which has retained its traditional lengthwise orientation rather than turning its gable end to the street. It is articulated with wide cornerboards, frieze and a raking cornice. Its handsome entry has a surround consisting of 3/4 sidelights, and pilasters carrying a full entablature. Windows are simply framed and contain 6/6 sash. The two large dormers on the front slope of the roof may be later additions.

**HISTORICAL SIGNIFICANCE.** Explain the role owners played in local or state history and how the building relates to the development of the community.

Capt. John Cammett 1784-1864 who was owner/master of the schooner "Talent" built for him in 1828 by the famous Osterville shipbuilder, Oliver Hinckley, sold this land to Capt. Alexander Bacon 1814-1895 in 1842. Capt. Bacon had married his daughter, Mary Cammett 1818-1871, in 1836 and they built their home here. He was the master of the "Ann T. Sipples" and was known as a "kind hearted, jolly skipper" who was well loved by the village children. In 1883 he gave all his holdings to his two daughters, Alexina Mary 1850-1941 and Ida 1853-1939, retaining a life estate. In 1870 Alexina married William L. Scudder 1845-1928 and they moved to Karn's City, PA. Ida married Azor D. Hall 1850-1930 in 1874 and they remained in the family home with Capt. Bacon. A codicil to his will cancelled the 1883 deed and gave this house and land to Ida. Mr. Hall was born in Bridgetown, Nova Scotia, moved to Boston c1876 and to Osterville in 1873 to help rebuild the famous Cotochesett Hotel which had been destroyed by fire. He was a fine carpenter who worked for many years at the well known Crosby boat yard, was on the building committee for the 1898 Union Hall and a member of the Osterville Band. The Halls had one child, Charles A. Hall 1874-1971, who also worked as a carpenter in the boat yard. In 1902 he married Ethel Crosby 1875-1955, daughter of the famous boat and yacht builder Herbert F. Crosby 1853-1936, and they had one child, Delton Hall 1905-1992, who worked at the Crosby yard and later skippered yachts. The property remains in the ownership of the Hall family.

**BIBLIOGRAPHY and/or REFERENCES**

- Atlas - 1858, 1880, 1907
- Osterville A Walk Through the Past 1979 Chesbro/Crosby
- Osterville Vol I 1988, Vol. II 1989 Paul Chesbro
- Trayser, Barnstable, Three Centuries of a Cape Cod Town, 1939
- Barnstable Directory 1895



**GOOD OLD DAYS**—This is the home of Alexander Bacon on Parker Road, Osterville as it looked in 1890. At gate is Bacon's daughter, Ida Bacon Hall, with her pet dog. In 1964, the house, which was built in 1842, was the first village home to receive a historic plaque from Osterville Historical Society.

# At least the memories can't be demolished

A stone's throw from the tiny rotary and flagpole at the center of the village, an old house on Parker Road in Osterville is slated for demolition by its new owners sometime next year.



Sean GONSALVES

Other than the small metal plaque hanging above No. 27 — quietly proclaiming the single-family residence as the former home of Capt. Alexander Bacon — you might not know this wood-framed Greek Revival house with gray clapboards and white trim carried any real historical significance.

If the walls inside the Bacon House

could talk, they'd speak of oysters, cat-boats, summer cottages, temperance societies and intricate family genealogies with surnames visitors associate only with street signs and local waterways.

The Crosbys, Halletts, Halls, Lovells, Lumberts, Phinneys and Scudders had come to replace names and landmarks familiar to the "South Sea Indians" who once lived along the shores of Barnstable's three sheltered bays.

The two-third-acre lot at 27 Parker Road was purchased by Captain Bacon in 1842 from his father-in-law. Bacon, described in town historical records as master of the Ann T. Sipples and a "kind-hearted, jolly skipper," built the home where he and his wife, Mary Cammett,

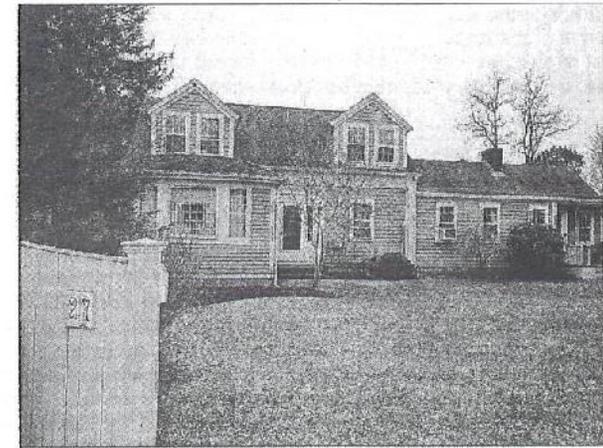
would live out their lives.

In the ensuing years, it was handed down to the Bacons' two daughters, Mary and Ida. But even then, the "jolly skipper" remained in the home with Ida and her husband, Azor D. Hall, who had come to Osterville to help rebuild the fire-ravaged Cotochesett Hotel.

Azor Hall also worked in the Crosby boatyard for many years, as did his son Charles A. Hall, who would later inherit the family domicile.

In 1902, Charles Hall married Ethel Crosby, daughter of the famous boat and yacht builder Herbert F. Crosby. Three years later, Ethel gave birth to their only

see GONSALVES, page 4



CHRISTINE HOCHKEPPEL/CAPE

The new owners of this historic home at 27 Parker Road in Osterville are seeking to demolish the structure and build a new home. Former residents attested to its value at a hearing this week.

**BUY IN BULK & SAVE \$\$\$**

DPM has freezer plans starting from \$29.99 up to \$199.99!

Did You Know that We Deliver?  
Call Mon-Fri. 7am-10am For Same Day Delivery

WE ARE A 100% CERTIFIED ANQUS BEEF HOUSE!

**OUR MEAT BLACKBOARD SPECIALS**

Now Taking St. Patrick's Day Orders for Corned Beef

Top Round London Broil Steak Save \$1.00 lb	\$3.99 lb
Extra Lean Ground Chuck (3lbs. or more)	\$3.99 lb
Extra Lean Ground Sirloin (3lbs. or more)	\$4.49 lb
Chuck Pot Roast	\$3.99 lb
Fresh All Natural Boneless Chicken Breast	\$2.79 lb
All Natural Bone-In Center Cut Pork Chops	\$2.59 lb
Fresh Calves Liver Save \$2.00 lb	\$2.99 lb
PEARL'S Gray Flat Cut Corned Beef "Simply the Best"	\$4.99 lb

Chicken Pies ~ 3 Flavors to choose from!  
6" \$5.99 • 10" \$11.99

Sale Effective 3/1/12 - 3/6/12 Not Responsible for Typographical Errors. Subject to Change Without Notice.

**DELI**

In-Store Baked Imported Ham ..... \$6.99 lb  
Boar's Head Honey Maple Turkey Breast... \$6.99 lb  
Boar's Head Baby Swiss Cheese ..... \$6.99 lb

**GROCERY**

Hood Milk 1% Gallons ..... \$2.99  
Hood Sour Cream (16 oz) ..... 2 for \$4.00  
UTZ Potato Chips (10 oz) ..... \$2.99  
Stash Teas ..... 2 for \$5.00  
Calise Bulkie Rolls ..... 2 for \$5.00

**PRODUCE**

Pineapples ..... \$2.99  
Grapefruits ..... 2 for \$1.00  
Red Peppers ..... \$1.49 lb  
Zucchini or Summer Squash ..... 99¢ lb

**WINE**

Polka Dot Riesling (750ml).....  
Redwood Creek Wines (1.5L) .....  
Apothic Red Wine (750ml).....



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653 Main St., Dennis • 508-385-3211  
OPEN 7 DAYS, 6AM - 9PM

CC TIMES 3/1/2012

slipping in and out of the post office near the Taunton Green were overwhelmingly supportive of the idea.

"That would be cool," said Jessica Palkens, a Taunton resident who likes

she said.

And Alice Gomes, who has lived in the city for 21 years, said she looks forward to hopping a bus to watch people gamble.

But Michael Riccio, another Taunton resident, said he's concerned a casino could cause a spike in the city's crime rate, which has dropped dramatically in recent years.

casino will offer tribe members a much needed economic boost, too.

"It's been a long time coming this far, and it will be good for the tribe," he said.

native energy site, but the already is working with a pany to cover it with solar els to supply the municipa electrical needs, White said

## Gonsalves: Demolition is delayed for six months

from A3

child, Delton Crosby Hall. And like his forebears, Delton married and had children of his own, four girls: Betsy, Alison and twins Leslie and Laurie.

And that's where the line ends.

For reasons the surviving "Hall girls" can only guess, their father never asked them if they wanted the intergenerational residence passed on to them. Instead, in the 1960s, he announced that he had sold the property - which at that time included a second home at 31 Parker Road - to someone outside the family.

Alison has since passed away. Laurie settled in Sandwich, while her twin sister Leslie headed off-Cape. Betsy never left Osterville, tending to her own family in the home where she still resides on Old Mill Road.

It was at a recent family funeral that cousin Ted Crosby asked the Hall girls if they had seen the notice in the paper.

The notice said the new Bacon House owners - a couple from Newton - had filed a permit to demolish the premises and were scheduled to go before the Barnstable Historical Commission earlier this week.

Betsy and Laurie were there - not to announce an offer to buy. That's not in the cards. And, given that the home isn't located in the Old King's Highway Regional Historic District, where rebuilding and renovation are strictly (some say too stringently) regulated, there wasn't much they could do other than testify to the historic value of their former home and express the hope the new owners might donate a piece or two of the old structure to the local historical society.

The home's new owners - who couldn't be reached for comment - weren't there. Neither was their attorney. And so the commission did the only thing its preservational power allows, which was vote that the house not be demolished for at least six months. It was really

a symbolic gesture of solidarity, considering that the new owners don't plan on doing anything to the Bacon House until next year anyway.

After the hearing, I met with Laurie and Betsy at Betsy's home on Old Mill Road for a walk down memory lane. "That house is one place in the village that hasn't undergone terrible renovation, and it just housed so many interesting people," Betsy said.

"It did," Laurie chimed in. "It housed Ms. Kathy, our librarian, women and their families during the war years, me, my sister. Everybody knew about this house."

For these two sisters, the Bacon House is special, not only because it's where they remember grand St. Patrick's Day parties, always-ready warm cookies or that bitter-sweet day when their grandmother passed away in her chair moments after handing out pieces of candy to the children, but also because the history of their old homestead

is a microcosm of what's happened to Osterville.

"Things have changed so much that the character of the village is pretty much gone. Now it's just like every other posh village," Laurie lamented, ticking off all the places that have been torn down, rebuilt or paved over.

They both know nothing lasts forever, and there's no use in trying to stop the hands of time. But ...

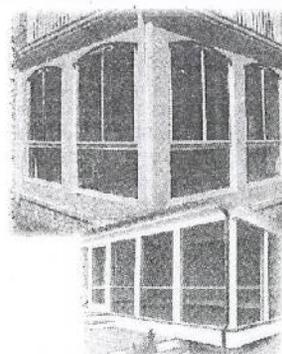
Last summer on Osterville Day, Betsy said, she sat out in front of a shop on Main Street, thinking she would get a chance to bump into all of her old village friends. "But I didn't see a soul," she said.

Laurie shakes her head, wearing a knowing smile. "The house and character of the village is important. It shouldn't just be forgotten. But we have to accept that this is what it is," she said.

Email Sean Gonsalves at [sgonsalves@capecodonline.com](mailto:sgonsalves@capecodonline.com).

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## **MOTIONS & FINDINGS**

### **Dunbar Point, LLC, 697 Scudder Avenue, Hyannis, Map 287, Parcel 062, Captain Peleg Nye House, built c.1840, contributing structure in the Hyannis Port Historic District**

Partial demolition to the Guest House structure – Replace open light slider on south elevation with three divided light, double hung, windows; replace attached garage doors with two simulated divided light sliders; repair or replace windows on remaining structure as necessary

**MOTION 1:** I move that the Barnstable Historical Commission approve the request to withdrawal, without prejudice, the Notice of Intent to Demolish Application received on December 22, 2020 for Dunbar Point, LLC, 697 Scudder Avenue, Hyannis, Map 287, Parcel 062, Captain Peleg Nye House, built 1840, contributing structure in the Hyannis Port Historic District for the proposed partial demolition of this structure as requested by the applicant's representative, Scott Schilling, on January 13, 2021.



**TOWN OF BARNSTABLE**  
**Planning & Development Department**  
**Barnstable Historical Commission**  
[www.town.barnstable.ma.us/historicalcommission](http://www.town.barnstable.ma.us/historicalcommission)

Town Clerk Stamp

RECEIVED  
 DEC 22 2020  
 PLANNING & DEVELOPMENT

**NOTICE OF INTENT TO DEMOLISH A SIGNIFICANT BUILDING**

Date of Application December 16 2020       Full Demotion       Partial Demolition

Building Address: 697 Scudder Ave 'Guest House'  
Number Street

HYANNIS PORT      02647      Assessor's Map # \_\_\_\_\_ Assessor's Parcel # \_\_\_\_\_  
Village ZIP

Property Owner: DUNBAR Point LLC. / [REDACTED]      508-254-0427  
Name Phone#

Property Owner Mailing Address (if different than building address) 201 KING OF PRUSSIA BLVD  
RADNOR PA. Suite 501 19087

Property Owner e-mail address: LSedor@MLPVENTURES.COM

Contractor/Agent: Scott Schilling

Contractor/Agent Mailing Address: 91 JOAN ROAD CENTERVILLE MA

Contractor/Agent Contact Name and Phone #: SCOTT SCHILLING 508-254-0427  
Name Phone #

Contractor/Agent Contact e-mail address: SCOTT F SCHILLING@GMAIL.COM

**Demolition Proposed - please itemize all changes:**

~~Personage Attached Access~~  
 Replace OPEN LIGHT SLIDER ON SOUTH SIDE WITH 3 DIVIDED LIGHT  
 DOUBLE HUNG WINDOWS. Replace significantly altered GARAGE DOORS  
 IN DISCREPANCY WITH TWO SIMILAR DIVIDED LIGHT SLIDERS  
 REPLACE OR REPAIR OTHER WINDOWS AS NECESSARY

Type of New Construction Proposed: \_\_\_\_\_

Provide information below to assist the Commission in making the required determination regarding the status of the Building in accordance with Article 1, § 112

Year built: \_\_\_\_\_ Additions Year Built: \_\_\_\_\_

Is the Building listed on the National Register of Historic Places or is the building located in a National Register District?  
 No  Yes

Property Owner/Agent Signature













Legend

Road Names



Map printed on: 1/13/2021



Approx. Scale: 1 inch = 42 feet



This map is for illustration purposes only. It is not adequate for legal boundary determination or regulatory interpretation. This map does not represent an on-the-ground survey. It may be generalized, may not reflect current conditions, and may contain cartographic errors or omissions.

Parcel lines shown on this map are only graphic representations of Assessor's tax parcels. They are not true property boundaries and do not represent accurate relationships to physical objects on the map such as building locations.

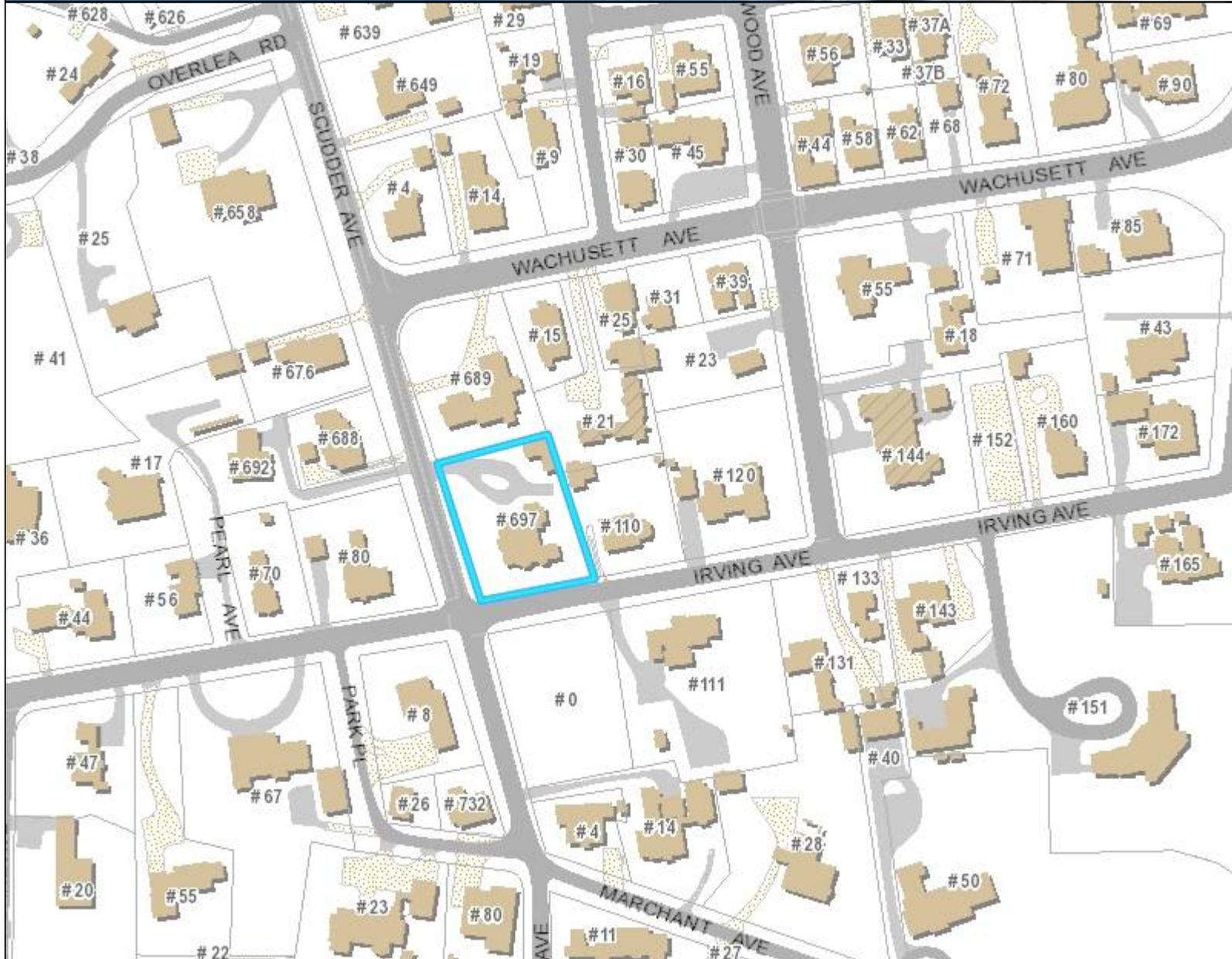


Town of Barnstable GIS Unit

367 Main Street, Hyannis, MA 02601

508-862-4624

gis@town.barnstable.ma.us



**Legend**

- Parcels
- Town Boundary
- + Railroad Tracks
- Buildings
- Approx. Building
- Buildings
- Painted Lines
- Parking Lots
- Paved
- Unpaved
- Driveways
- Paved
- Unpaved
- Roads
- Paved Road
- Unpaved Road
- Bridge
- Paved Median
- Streams
- Marsh
- Water Bodies

Map printed on: 1/13/2021



Approx. Scale: 1 inch = 167 feet



This map is for illustration purposes only. It is not adequate for legal boundary determination or regulatory interpretation. This map does not represent an on-the-ground survey. It may be generalized, may not reflect current conditions, and may contain cartographic errors or omissions.

Parcel lines shown on this map are only graphic representations of Assessor's tax parcels. They are not true property boundaries and do not represent accurate relationships to physical objects on the map such as building locations.



**Town of Barnstable GIS Unit**

367 Main Street, Hyannis, MA 02601

508-862-4624

gis@town.barnstable.ma.us

Parcel: 287-062

Location: 697 SCUDDER AVENUE, Hyannis

Owner: DUNBAR POINT LLC



Parcel 287-062  
Location 697 SCUDDER AVENUE  
Village Hyannis  
Town sewer account No

Developer lot: LOT B  
Road index 1440  
Fire district Hyannis

Secondary road IRVING AVENUE  
Interactive map



Asbuilt septic scan  
[287062\\_1](#) , [287062\\_2](#)

Owner: DUNBAR POINT LLC

Owner: DUNBAR POINT LLC  
Co-Owner: [blank]  
Book page: C221969  
Street1: 201 KING OF PRUSSIA RD STE 501  
Street2: [blank]  
City: RADNOR  
State: PA Zip: 19087 Country: [blank]

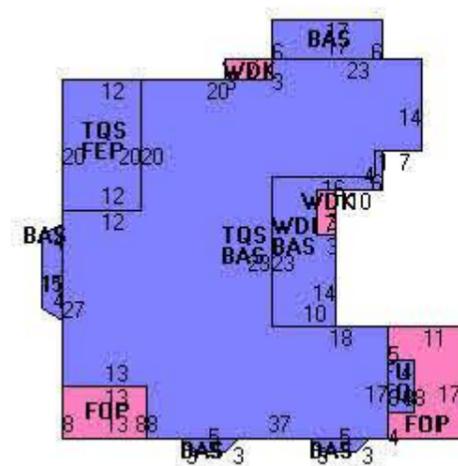
Land

Acres: 0.5  
Use: Multi Hses M-01  
Zoning: RF-1  
Neighborhood: 0117  
Topography: Level  
Street factor: Paved  
Town Zone of Contribution: AP (Aquifer Protection Overlay District)  
Utilities: Public Water, Gas, Septic  
Location factor: [blank]  
State Zone of Contribution: OUT

Construction

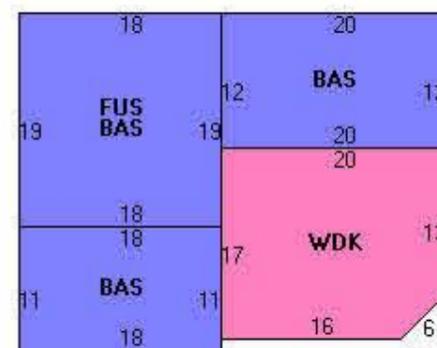
Building 1 of 2

Year built: 1860  
Roof structure: Gable/Hip  
Heat type: Hot Water  
Living area: 4062  
Roof cover: Asph/F Gls/Cmp  
Heat fuel: Gas  
Gross area: 5684  
Exterior wall: Vinyl Siding  
AC type: None  
Style: Cape Cod  
Interior wall: Plastered  
Bedrooms: 9 Bedrooms  
Model: Residential  
Interior floor: Pine/Soft Wood  
Bath rooms: 4 Full-1 Half  
Grade: Custom  
Foundation: Blk/Pour Ftgs  
Total rooms: 13 Rooms  
Stories: 2 Stories



Building 2 of 2

Year built: 1900  
Roof structure: Gable/Hip  
Heat type: Typical  
Living area: 1122  
Roof cover: Asph/F Gls/Cmp  
Heat fuel: Gas  
Gross area: 1454  
Exterior wall: Wood Shingle  
AC type: None  
Style: Conventional  
Interior wall: Plastered  
Bedrooms: 3 Bedrooms  
Model: Residential  
Interior floor: Carpet  
Bath rooms: 2 Full-0 Half  
Grade: Average  
Foundation: Blk/Pour Ftgs  
Total rooms: 5 Rooms  
Stories: 2 Stories



Permit History

Issue Date	Purpose	Permit Number	Amount	InspectionDate	Comments
------------	---------	---------------	--------	----------------	----------

10/29/2020	Alt-Int work-Res	20-2993	\$35,000	UPGRADE BATHROOMS & KITCHEN REPAIR DECKING - MAIN
<b>Issue Date</b>	<b>Purpose</b>	<b>Number</b>	<b>Amount</b>	<b>House</b>
10/30/2018	Sid/Wind/Roof/Door	18-3568	\$21,800	re-roof stripping old shingles - s&j exco
05/01/2018	Sid/Wind/Roof/Door	18-1223	\$4,000	replacement windows (6)

▼ Sale History

Line	Sale Date	Owner	Book/Page	Sale Price
1	02/28/2020	DUNBAR POINT LLC	C221969	\$2,000,000
2	01/15/1982	GRIGGS, ELLEN W TR	C87880	\$0

▼ Assessment History

Save #	Year	Building Value	XF Value	OB Value	Land Value	Total Parcel Value
1	2021	\$603,000	\$35,800	\$4,700	\$926,000	\$1,569,500
2	2020	\$518,800	\$32,600	\$4,200	\$1,243,500	\$1,799,100
3	2019	\$450,100	\$32,600	\$4,700	\$1,291,100	\$1,778,500
4	2018	\$368,300	\$31,900	\$4,100	\$1,359,100	\$1,763,400
5	2017	\$348,100	\$31,100	\$4,100	\$1,359,100	\$1,742,400
6	2016	\$348,100	\$31,100	\$4,100	\$1,372,500	\$1,755,800
7	2015	\$326,100	\$31,200	\$5,500	\$1,345,700	\$1,708,500
8	2014	\$326,100	\$31,200	\$5,800	\$1,345,700	\$1,708,800
9	2013	\$326,100	\$31,200	\$6,000	\$1,345,700	\$1,709,000
10	2012	\$367,400	\$29,000	\$4,700	\$1,103,000	\$1,504,100
11	2011	\$452,400	\$13,200	\$900	\$1,103,000	\$1,569,500
12	2010	\$541,800	\$13,200	\$900	\$1,737,200	\$2,293,100
13	2009	\$625,500	\$9,600	\$400	\$1,009,700	\$1,645,200
14	2008	\$611,400	\$9,600	\$400	\$1,052,200	\$1,673,600
16	2007	\$656,500	\$9,600	\$400	\$1,052,200	\$1,718,700
17	2006	\$578,600	\$9,600	\$400	\$1,039,600	\$1,628,200
18	2005	\$490,600	\$9,000	\$400	\$945,100	\$1,445,100
19	2004	\$410,700	\$9,000	\$500	\$945,100	\$1,365,300
20	2003	\$345,400	\$9,000	\$500	\$562,500	\$917,400
21	2002	\$345,400	\$9,000	\$500	\$562,500	\$917,400
22	2001	\$345,400	\$9,600	\$500	\$562,500	\$918,000
23	2000	\$335,700	\$9,700	\$0	\$150,000	\$495,400
24	1999	\$335,700	\$9,700	\$0	\$150,100	\$495,500
25	1998	\$335,700	\$9,700	\$0	\$150,100	\$495,500
26	1997	\$344,700	\$0	\$0	\$150,000	\$494,700
27	1996	\$344,700	\$0	\$0	\$150,000	\$494,700
28	1995	\$344,700	\$0	\$0	\$150,000	\$494,700
29	1994	\$306,200	\$0	\$0	\$135,000	\$441,200
30	1993	\$306,200	\$0	\$0	\$135,000	\$441,200
31	1992	\$347,800	\$0	\$0	\$150,000	\$497,800
32	1991	\$381,600	\$0	\$0	\$180,000	\$561,600
33	1990	\$381,600	\$0	\$0	\$180,000	\$561,600
34	1989	\$381,600	\$0	\$0	\$180,000	\$561,600
35	1988	\$264,100	\$0	\$0	\$85,200	\$349,300
36	1987	\$264,100	\$0	\$0	\$85,200	\$349,300

Save #	Year	Building Value	XF Value	OB Value	Land Value	Total Parcel Value
37	1986	\$264,100	\$0	\$0	\$85,200	\$349,300

▼ Photos



© 2018 - Town of Barnstable - ParcelLookup

PERC TEST: 13,793  
 PERFORMED BY: DAVE MASON  
 WITNESSED BY: DONALD DESMARIS, R.S. - TOWN OF BARNSTABLE  
 NOVEMBER 19, 2012

SITE PASSED

TEST HOLE - 1		EL. 27.5	TEST HOLE - 2		EL. 27.5
11"	A LAYER 10YR 4/3 BROWN LOAMY SAND	26.6	11"	A LAYER 10YR 4/3 BROWN LOAMY SAND	26.6
29"	Bw LAYER 10YR 6/3 PALE BROWN LOAMY SAND	25.1	29"	Bw LAYER 10YR 6/3 PALE BROWN LOAMY SAND	25.1
84"	C1 LAYER 10YR 8/1 GRAY SILT LOAM	20.5	60"	C1 LAYER 10YR 6/1 GRAY SILT LOAM	22.5
144"	C2 LAYER 10YR 7/3 VERY PALE BROWN MEDIUM SAND	15.5	144"	C2 LAYER 10YR 7/3 VERY PALE BROWN MEDIUM SAND	15.5
SEE SIEVE ANALYSIS Class 1 <2min/in.			SEE SIEVE ANALYSIS Class 1 <2min/in.		
NO GROUNDWATER ENCOUNTERED			NO GROUNDWATER ENCOUNTERED		

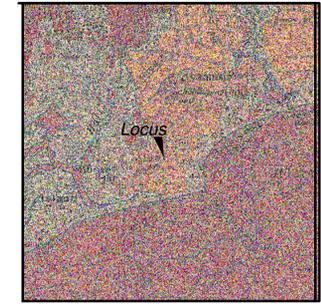
PERFORMED BY: JOHN O'DEA, PE - SULLIVAN ENGINEERING  
 WITNESSED BY: DONALD DESMARIS, R.S. - TOWN OF BARNSTABLE  
 MAY 26, 2020

TEST HOLE - 3		EL. 26.2
10"	A LAYER 10YR 4/3 BROWN SANDY LOAM	25.4
48"	Bw LAYER 10YR 6/8 BROWNISH YELLOW LOAMY SAND	22.2
102"	C1 LAYER 10YR 5/4 YELLOWISH BROWN SILT LOAM	12.7
144"	C2 LAYER 10YR 7/3 VERY PALE BROWN MEDIUM SAND	14.2
SEE SIEVE ANALYSIS Class 1 <2min/in.		
NO GROUNDWATER ENCOUNTERED		

FLOOD\_ZONE:  
 Zone X  
 Community Panel No. #25001C0568J  
 July 16, 2014

ASSESSORS REF.:  
 Map 287, Parcels 062

ZONE:  
 RF-1  
 Area (min.) 43,560 SF  
 Frontage (min) 20'  
 Width (min) 125'  
 Setbacks:  
 Front 30'  
 Side 15'  
 Rear 15'



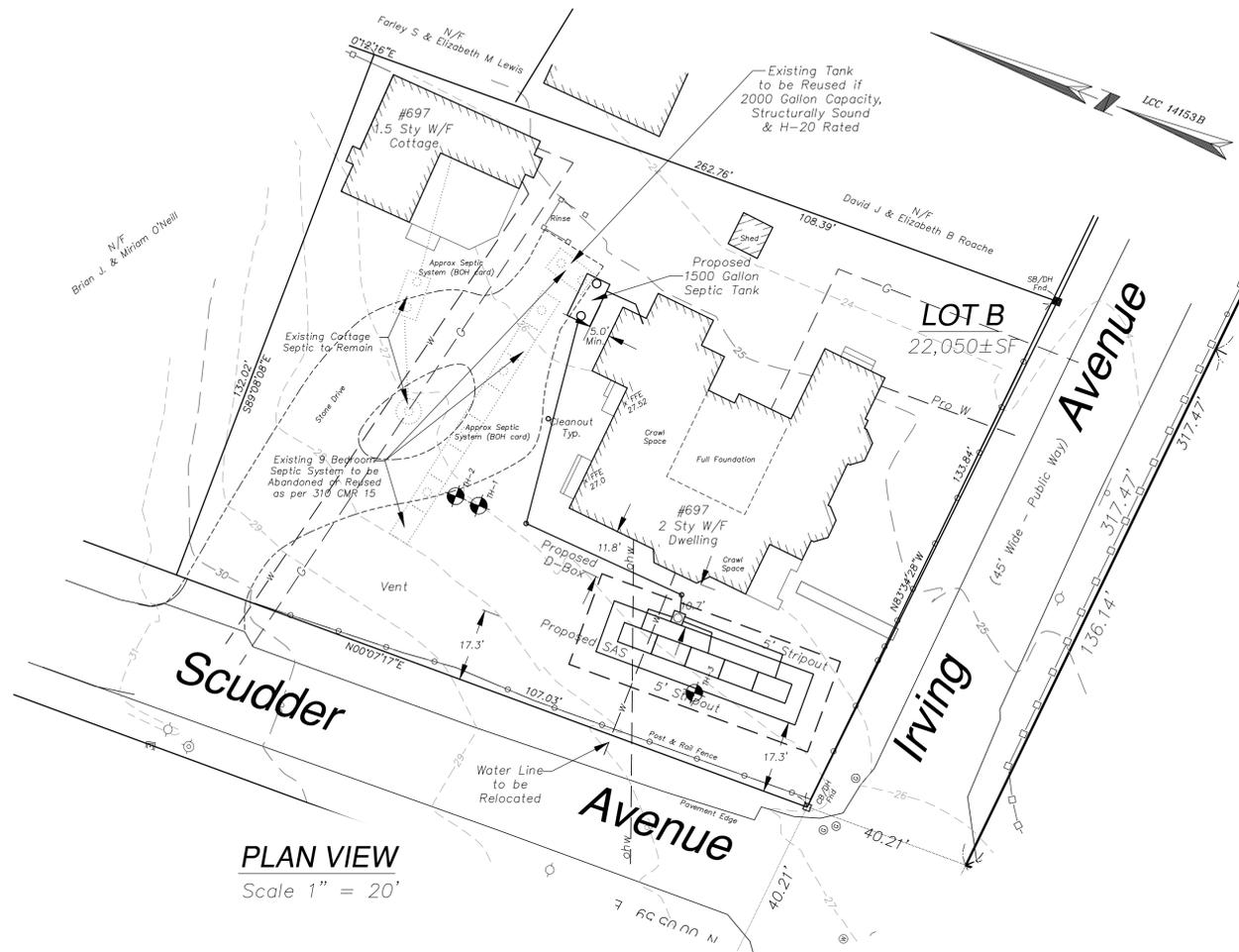
Location Map  
 Scale: 1"=2,000±'

SEPTIC NOTES

- Location of Utilities Shown on This Plan Are Approx. At Least 72 Hours Prior to Any Excavation For This Project the Contractor Shall Make the Required Notification to Dig Safe (1-888-344-2233) and contact Sullivan Engineering & Consulting Inc. (508-428-3344).
- The Contractor is Required to Secure Appropriate Permits From Town Agencies For Construction Defined by This Plan.
- Wherever Sewer Lines Must Cross Water Supply Lines Both Lines Shall Be Constructed of Class 150 Pressure Pipe and Shall be Water Tested to Assure Watertightness. In General, Water Lines Shall be Constructed in Coordination With Hyannis Water, and Shall be in Accordance With 248 CMR 1.00 - 7.00 & 310 CMR 15.00.
- A Minimum of 9" of Cover is Required for All Components.
- All Structures Buried Three Feet or More or Subject to Vehicular Traffic to be H-20 Loading. It is the Engineer's Recommendation that H-20 Always be Used.
- Install Watertight Risers and Covers to Within 6" of Finished Grade Over Septic Tank Inlet and Outlet, D-Box, and One Leaching Chamber. All covers are to be maximum 18" for concrete or 24" Cast Iron.
- Septic System to be Installed in Accordance With 310 CMR 15.00 & 248 CMR 1.00 - 7.00 Latest Revision and the Town of Barnstable Board of Health Regulations.
- All Piping to be Sch. 40 PVC.
- D-Box Shall Have a Minimum Inside Dimension of 12", and a Minimum Sump of 6".
- The Separation Distance Between the Septic Tank Inlets and Outlets Shall be No Less than the Liquid Depth. Inlet Tees Shall Extend a Minimum of 10" Below the Flow Line. Outlet Tees Shall Extend 14" Below the Flow Line, and Shall be Equipped With a Gas Baffle.

VARIANCE:

- Septic Tank Setback 10' Required to Foundation 5' Required
- Depth of SAS 3' or Less Required <6' with Vent & H-20 Requested



PLAN VIEW  
 Scale 1" = 20'

DESIGN DATA

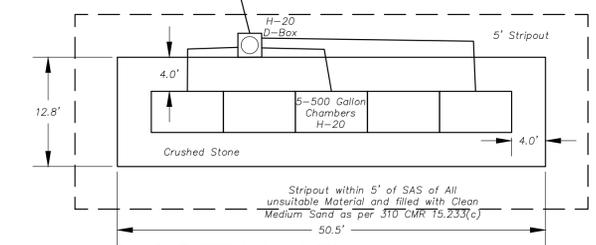
Single Family  
 ~6 Bedroom @ 110 GPD  
 No Garbage Grinder  
 Total Daily Flow ~660 GPD  
 Use a 1500 H-20 Gal Septic Tank

LEACHING AREA

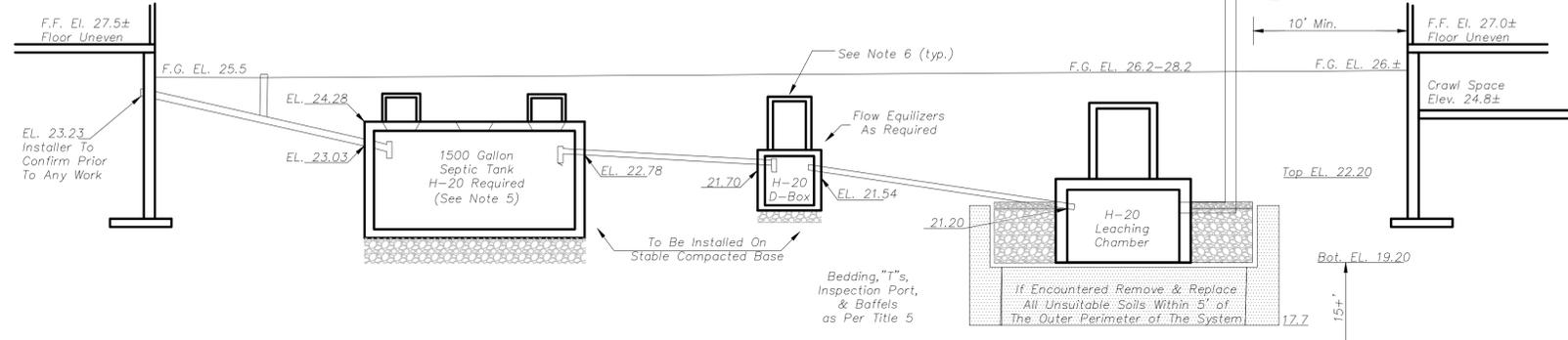
660 GPD / 0.74 (LTAR) = 891.9 SF Required  
 Sidewall = 2(12.83' x 50.5') = 253.3 SF  
 Bottom Area = (12.83' x 50.5') = 647.9 SF  
 Total Provided = 253.3+647.9=901.2 SF (666.9 GPD)

LEACHING CHAMBER DESIGN

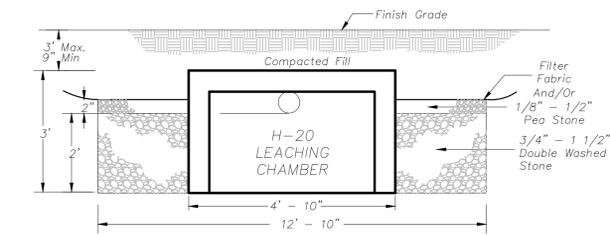
All Pipes to be Schedule 40. Use  
 5-500 Gal. H-20 Leaching Chambers in a  
 12.83' x 50.5' Double Washed  
 Stone Field as Shown.



SAS DETAIL VIEW  
 Scale 1" = 10'



DEVELOPED PROFILE OF SYSTEM  
 NOT TO SCALE



CROSS SECTION OF CHAMBER  
 NOT TO SCALE

PREPARED BY:  
**CapeSurv**  
 23 West Bay Rd, Suite G  
 Osterville MA 02655  
 (508) 420-3994 / 420-3995fax  
 www.capesurv.com

LEGEND:

- CDT Cedar Tree
- HT Holly Tree
- DT Deciduous Tree
- CT Coniferous Tree
- Utility Pole
- Electric
- Gas
- Wetland Flag
- Light Post
- CB/DH
- Overhead Wires
- Elevation Contour

NOTES:  
 1.) The detail shown was located on the ground by conventional survey methods on (or between) 19/AUG/19 and 01/OCT/19.  
 2.) The property line information shown hereon was compiled from available record information.  
 3.) The datum used is approximate NAVD '88, based on the Town of Barnstable GIS mapping.

PREPARED FOR:  
 J Brian & Miriam O'Neill

PREPARED BY:  
**Sullivan Engineering & Consulting, Inc.**  
 (508) 428-3344 • P.O. Box 659 • 711 Main Street, Osterville, MA 02655  
 seci@sullivanengin.com • www.sullivanengin.com

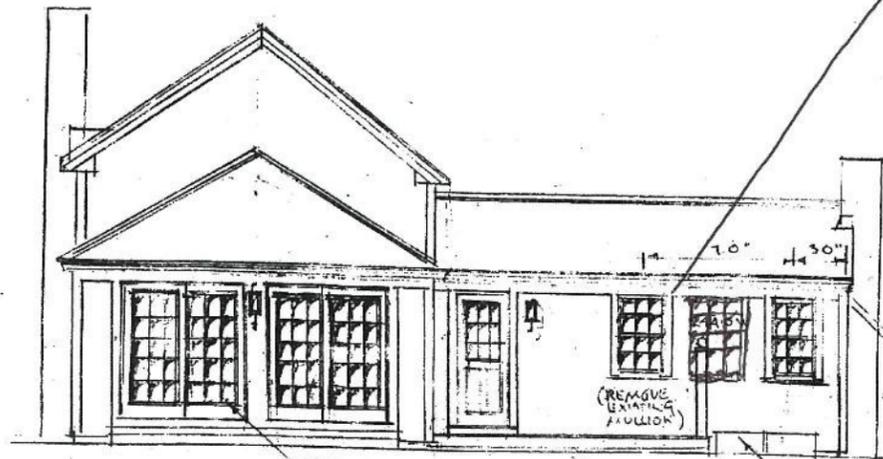
Draft: CTR  
 Review: CTR  
 Project: O'Neill

Comp.: CTR  
 Project#: 380034

Revision: Reduce Septic System Size Per B.O. & S.O. 6/30/2020

TITLE:  
**Site Plan  
 Proposed Improvements  
 At  
 697 Scudder Avenue  
 Hyannis (Hyannis Port) Mass.**

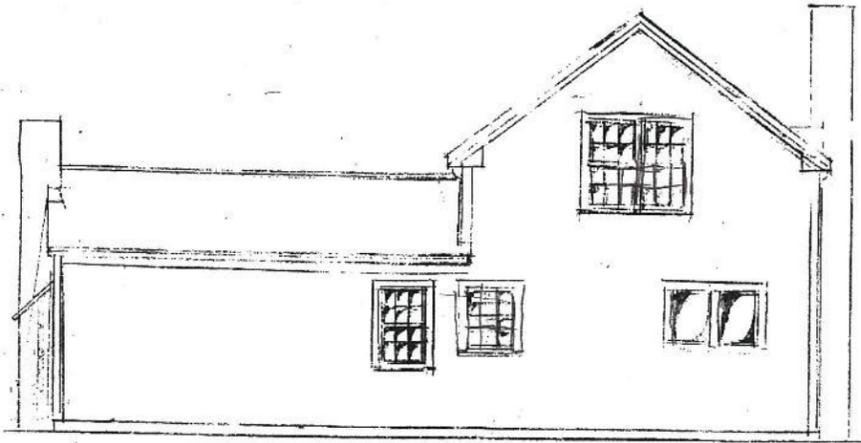
DATE: May 26, 2020  
 SCALE: 1"=20'



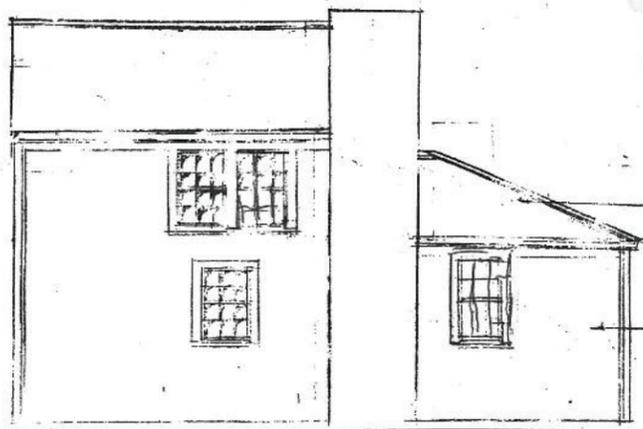
Replace with  
ANDERSON  
6 FT BY 8 FT  
6068

(REMOVE  
EXISTING  
MULTIPLY)

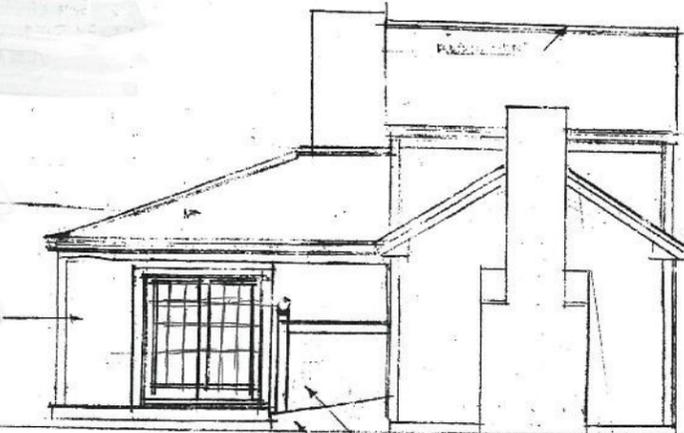
EXISTING  
BUCKLE



REAR ELEVATION



LEFT ELEVATION



RIGHT ELEVATION

ANDERSON  
6068

WINDOW/DOOR REPLACEMENT / RESIDING & PAINTING		DATE: 10/20/20	<b>Bruce Devlin Designs</b> 1-714-327-5726 Copyright
THE GUEST COTTAGE AT 297 SCUTER AVE. FRANKLIN, CA, 95602 CLIENT RESIDENCE		SCALE: 1/4" = 1'-0" DRAWN BY: BDD	
DUNBAR POINT LLC.			

## ALTERNATIVES TO DEMOLITION OF HISTORIC STRUCTURES

David S. Martin, January 2021

A review of national and local policies and proposals on alternatives to demolition of historic structures has indicated several ideas (National Trust for Historic Preservation, State of Oregon, Orleans, MA). Each of these are alternatives to existing regulations requiring simply an 18-month delay for demolition applications, which currently often fails to preserve historic properties.

1. Require evidence that the owner has made good-faith attempts to sell or remove the building (Oregon)
2. Prepare a packet explaining to the owner the historic significance of the property (Oregon)
3. Prevent demolition-by-neglect through:
  - a. Penalties
  - b. Fines for each day in which owner fails to perform a required repair, and for demolition without permission (Orleans)
  - c. When an owner fails to make repairs, owner is denied any future permit for acquisition of property for a period of time (2 years for Orleans; 5 years for Portland, ME)
  - d. Tax incentives (National Trust)
  - e. Low-cost loans (National Trust)
  - f. Grants (National Trust)
4. Attempt to negotiate a voluntary agreement with owner for making repairs (Orleans)
5. Initiate a court order to require owner to make repairs (Orleans)
6. Establish a time-frame within which an owner must begin repairs, provided in an official notice (Rhode Island); (Culpeper, VA)
7. Town makes repairs and puts a lien against the property for repayment (Rhode Island)
8. Town acquires the property and then resells it with preservation covenants attached (Louisville, KY).
9. Establish close working relationship between Town Building Inspection Dept. and Town Historic Preservation Commission. (National Trust)

The Town of Orleans has a regulation, dated January 2018, "Chapter 106, Demolition of Historic Structure", which would be worthy of consideration for all of Barnstable County.

## **§ 106-1. INTENT AND PURPOSE.**

This Bylaw is enacted for the purpose of preserving and protecting significant buildings within the Town of Orleans which reflect distinctive features of the architectural, historical, and cultural heritage of the Town and to encourage owners of such buildings to seek out persons who might be willing to purchase, preserve, rehabilitate or restore such buildings rather than demolish them. To achieve these purposes the Orleans Historical Commission (the "Commission") is empowered to advise the Building Commissioner with respect to the issuance of permits for the demolition of significant buildings. The issuance of demolition permits for significant buildings is regulated as provided for in this Bylaw.

## **§ 106-2. DEFINITIONS.**

1. Building — A structure forming a shelter for persons, animals, property or an activity and having a roof.
2. Building Commissioner — The person occupying the office of Building Commissioner or otherwise authorized to issue demolition permits.
3. Commission — Orleans Historical Commission.
4. Demolition — The act or process of pulling down, destroying, removing or razing a building, or any portion that results in a change in the footprint, or however, that the term "demolition" shall not include the ordinary maintenance or repair to any building or structure.
5. Demolition By Neglect — A process of ongoing damage to the fabric, viability and/or functionality of an unoccupied structure leading towards and/or causing its eventual demolition due to decay and/or structural failure and/or severe degradation over a period of time as a result of a general lack of maintenance, and/or failure to secure the structure from pests or vandals, and/or failure to take reasonable measures to prevent the ingress of water, snow, ice, and wind through the roof, walls, or apertures.  
**[Added 5-7-2012 ATM, Art. 28]**
6. Preferably-preserved Significant Building — Any significant building which the Commission determines is in the public interest to be preserved or rehabilitated rather than demolished.
7. Significant Building — Any building or portion thereof, which is not within a regional or local historic district subject to regulation under the provisions of Massachusetts General Law 40C or

special act of Legislature, but which is included in the historical property survey of the Town of Orleans and on file with the Massachusetts Historical Commission, or

- A) The building was built in or prior to 1920, and
- B) Is listed in, or is within an area listed, in the National Register of Historic Places, or the State Register of Historic Places, or is the subject of a pending application for listing in said Registers, or has previously been determined to be eligible for listing in the National Register of Historic Places, or
- C) Has been previously determined by vote of the Commission to be:
  - 1. Historically or architecturally significant in, terms of period, style, method of building construction, or association with a famous architect or builder, or
  - 2. Is importantly associated with one or more historic persons or events, or the broad architectural, political, economic or social history of the Town or Commonwealth, provided that the owner of such a building and the Building Commissioner have been notified, in hand or by certified mail within ten (10) days of such Commission vote.

### § 106-3. PROCEDURES.

- A) No permit for the demolition of a "significant" building as defined in Section 2.3 herein shall be issued other than in conformity with the provisions of this Bylaw and the provisions of all other laws applicable to the demolition of buildings and the issuance of permits generally.
  - 1) Any person who intends to file an application for a permit to demolish a "significant" building shall first file a "Notice of Intent to Demolish a Significant Building" with the Building Commissioner. In addition, the applicant shall complete the review process set forth in this Section. In order to have standing to file a notice of intent an applicant must have a present intent to demolish a significant building within twelve months of the date of the notice of intent. **[Amended 5-7-2012 ATM, Art. 28]**
  - 2) The Notice of Intent shall include the following:

- a) Name of applicant with address, telephone number and stated interest in the property.
  - b) Owner name, address and telephone number if different.
  - c) A map showing the location of the building or structure to be demolished on the property and with reference to neighboring properties.
  - d) A description of the building or structure, or part thereof, to be demolished including photographs.
  - e) A statement of the reason for the proposed demolition and data supporting said reason, including where applicable, data sufficient to establishing any economic justification for demolition. Application shall include a copy of the demolition plan and a proposed re-use of the property. **[Amended 5-7-2012 ATM, Art. 28]**
- B) The Commission shall hold a public hearing on each such Notice of Intent within 45 days after the date it is filed with the Building Commissioner. The Commission shall give public notice thereof by publishing twice a notice of the time, place and purpose of the hearing in a local newspaper with the first notice being published at least fourteen (14) days before said hearing. A copy of said notice shall be mailed to the applicant, to the owners of all abutting property as they appear on the most recent tax list, to the Building Commissioner, Planning Board and Conservation Commission. Commission meetings shall be posted and held in accordance with applicable state law, known as the "open meeting law".
- C) If, after such hearing, the Commission determines that the demolition of the "significant" building would not be detrimental to the historical or architectural heritage or resources of the Town, the Commission shall so notify the applicant and the Building Commissioner within ten (10) days of such determination. Upon receipt of such notification, or upon failure by the Commission to hold a public hearing within forty-five (45) days of the day the "Notice of Intent" was filed with the Building Commissioner or to make a decision within ten (10) days following said hearing, the Building Commissioner may, subject to the requirements of the State Building Code and any other applicable laws, rules and regulations, issue the demolition permit.

- D) If, after such a hearing, the Commission determines that the demolition of the "significant" building would be detrimental to the historical or architectural heritage or resources of the Town, such building shall be considered a "preferably-preserved significant building".
- E) Upon determination by the Commission that the "significant" building which is the subject of the Notice of Intent to Demolish is a "preferably-preserved significant building", the Commission shall so advise the applicant and the Building Commissioner, and no demolition permit may be issued until 365 days after the date of the Commission's determination. Notwithstanding the preceding sentence, the Building Commissioner may issue a demolition permit for a "preferably-preserved significant building" at any time after receipt of written advice from the Commission to the effect that the Commission is satisfied that bona fide and reasonable efforts have been made to locate a purchaser willing to preserve, rehabilitate and restore the subject building, and that such efforts have been unsuccessful.  
**[Amended 11-7-2005 STM, Art. 13]**
- F) No building permit for erection of a new structure on the site of an existing "significant" building footprint as defined in Section 2.3 may be issued prior to issuance of a permit for demolition of such existing significant building.
- G) No permit for demolition of a building determined to be a "preferably-preserved significant building" under Section 3.4 shall be granted until plans for use or development of the site after demolition have been filed with the Building Commissioner and found to comply with all laws pertaining to the issuance of a building permit, or if for a parking lot, a certificate of occupancy, for that site. All approvals necessary for the issuance of such a building permit or certificate of occupancy including without limitation any necessary zoning variances or special permit, must be granted and all appeals from the granting of such approvals must be concluded, prior to the issuance of a demolition permit under this subsection.

**§ 106-4. MINIMUM MAINTENANCE REQUIREMENTS. [Added 5-7-2012 ATM, Art. 28<sup>1</sup>]**

- A) A significant building shall be maintained in a weathertight condition so as to prevent water intrusion into any portion of the

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1. Editor's Note: This article also redesignated former §§ 106-4 and 106-5 as §§ 106-5 and 106-6, respectively.

building and to prevent demolition by neglect, including but not limited to maintenance of the roofing, siding, windows, doors, trim and other architectural features. Maintenance shall also include the replacement or repair of any structural element or exterior architectural feature that if left unattended would result in further damage or degradation to any building element.

- B) This section shall apply to the following significant buildings:
1. A building or portion thereof in commercial use, or an income-producing residential use.
  2. Any unoccupied single-family residential structure.

This section shall not apply to an owner-occupied single-family residential structure.

- C) If the Commission has reason to believe, through visual inspection or other means, that a significant building may be undergoing demolition by neglect then the Commission shall notify the Building Inspector and the owner. The Commission shall hold a public hearing to determine whether or not the significant building is undergoing demolition by neglect. In furtherance of determining its condition, the Commission may, at any time, request an inspection of the structure by the Building Inspector. If the Commission determines that the significant structure is undergoing demolition by neglect, the Commission shall attempt to negotiate a voluntary agreement with the owner for appropriate and timely repairs sufficient to structurally stabilize the significant structure and/or prevent further deterioration. In the event that the Commission determines that it is not able to negotiate such an agreement with the owner, for any reason, or that the owner has agreed to undertake but has failed satisfactorily to complete such repairs in a timely manner, then the Commission may take such action as is permitted under this Bylaw, including seeking a court order that specific repairs be undertaken to secure the significant building against the elements, vandals or vermin, to halt further deterioration, and/or to stabilize it structurally. The Commission may forbear from commencing an action in court for any reason. Upon completion of all repairs that have been agreed upon between the owner and the Commission that have been ordered by the Commission that have been ordered by the court, and upon certification by the Building Inspector that said repairs have been completed, the Commission shall certify that the structure is no longer undergoing demolition by neglect.

- D) The Commission may grant a waiver from the requirements of this section upon a showing of impossibility, or financial hardship, or the occurrence of events beyond the owner's control, or such other circumstances as the Commission may determine.

#### **§ 106-5. EMERGENCY DEMOLITION.**

- A) Nothing in this Bylaw shall restrict the Building Commissioner from ordering the demolition of any "significant" building in the event it is determined that the condition of the building or structure poses a serious and imminent threat to public health and safety and there is no reasonable alternative to immediate demolition.
- B) Whenever the Building Commissioner issues an emergency demolition permit under this Section, he shall prepare a written report with attached photographic evidence describing the condition of said building or structure and the basis of the decision to issue an emergency demolition permit and provide a copy thereof to the Commission.

#### **§ 106-6. ENFORCEMENT AND REMEDIES.**

- A) Any person(s) who demolishes a building or structure identified in Section 2.3 without first obtaining, and complying fully with, the provisions of a demolition permit shall be subject to a fine of three hundred dollars (\$300.00). Each day of non-compliance shall be considered a separate offense.
- B) The Commission and the Building Commissioner are each authorized to institute any and all proceedings in law or equity as they deem necessary and appropriate to obtain compliance with the requirements of this Bylaw, or to prevent violation thereof.
- C) No building permit shall be issued with respect to any premises upon which a "significant" building has been voluntarily demolished in violation of this Bylaw for a period of two (2) years after the date of the completion of such demolition. As used herein, "premises" includes the parcel of land upon which the demolished "significant" building was located.
- D) Upon a determination by the Commission that a building is a "preferably-preserved significant building", the owner shall be responsible for properly securing the building, if vacant, to the satisfaction of the Building Commissioner.

**§ 106-7. EXPIRATION OF FINDINGS. [Added 5-7-2012 ATM, Art. 28<sup>2</sup>]**

All determinations by written finding made by the Historical Commission pursuant to 106-3(C) and (D) shall expire two years from the date of the written finding if the work authorized has not commenced. All determinations by written finding made by the Historical Commission pursuant to 106-3(E) shall expire two years from the expiration of the demolition delay period if the work authorized has not commenced.

**§ 106-8. APPEALS TO BOARD OF SELECTMEN.**

Any person aggrieved by a decision of the Orleans Historical Commission acting under this bylaw, shall have a right to appeal to the Board of Selectmen filed within seven (7) days of the date any such decision. The Board of Selectmen shall hold a hearing within ten (10) days of receipt of any such appeal and shall have a right to issue any decision which the Orleans Historical Commission could have issued in the first instance.

**§ 106-9. SEVERABILITY.**

If any section, paragraph or part of this Bylaw be for any reason declared invalid or unconstitutional by any court, every other section, paragraph and part shall continue in full force and effect.

**§ 106-10. HISTORIC DISTRICT ACT.**

If any provision of this Bylaw conflicts with Massachusetts General Laws, Chapter 40C, the Historic District Act, that Act shall prevail.

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2. Editor's Note: This article also redesignated former §§ 106-6 through 106-8 as §§ 106-8 through 106-10, respectively.

# COTUIT INVENTORY SCHEDULE

**BARNSTABLE HISTORICAL COMMISSION**

**BHC INVENTORY COTUIT - BY STREET AND NUMBER**

**INDIVIDUAL NATIONAL REGISTER PROPERTIES (MAPCODE=1) ARE COLORED RED**

**PROPERTIES IN A NATIONAL REGISTER DISTRICT (MAPCODE=2, 6, OR 9) ARE COLORED ORANGE. "SA"=SANTUIT, "CO"=COTUIT.**

**INVENTORIED PROPERTIES NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=3) ARE COLORED YELLOW**

**PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN**

Map Code	Map Code	Village	Form	File #	Map #	Map Parcel #	Duplicate Map Parcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
3		CT	B	SC-37	024	024060		060	12	Anchor Lane	CS	18	Edward Lasley House	1989	N		N			*	CS-18
3		CT	D	OP-47						Archaeological Site	OP	47	Mummichaug Pond		N		N				OP-47
3		CT	D	OP-48						Archaeological Site	OP	48	Almy Cedar Swamp		N		N				OP-48
3		CT	B	LR-44	053	053002		002	30	Belair Lane	LR	44	Howe House	1907	N		N			BRN.1899	LR-44
4		CT			034	034075		4.00	28	BLUFF POINT DRIVE				1910							
1		CT	B	C-45	034	034067		067	107	Bluff Point Drive	C	45	Col. Charles Codman Estate	1870	N		N	Y		BRN.367	CTC-45
3		CT	C	B-906						Coolidge Sq/High/Old Oyster	B	906	Franklin Maynard Gifford 3rd Sq.	1947	CO		N			BRN.934	CTB-906
2		CT	B	WF-17	035	035037		037	9	Coolidge Street	WF	17	Aelton House	1972	CO		N			*	WF-17
3		CT	B	HS-21	035	035038		038	29	Coolidge Street	HS	21	Garry Pierce House	1880	N		N			*	HS-21
3		CT	B	HS-22	035	035039		039	45	Coolidge Street	HS	22	Coolidge Ice House	<1909	N		N			*	HS-22
3		CT	B	HS-1	036	036004		004	52	Coolidge Street	HS	1	Greenwood House	1946	N		N			*	HS-1
3		CT	B	EL-2	036	036003		003	74	Coolidge Street	EL	2	Maynard Gifford House	1924	N		N			BRN.1869	EL-2
3		CT	B	EL-1	036	036047		047	82	Coolidge Street	EL	1	McDowell House	1946	N		N			BRN.1868	EL-1
3		CT	B	SS-29	020	020097		097	39	Crocker Neck Road	SS	29	Highground Golf Club	c.1900	N		N			*	SS-29
4		CT			020	020097	020097	097	31	CROCKERS NECK ROAD				1900							
3		CT	B	WF-41	033	033014		014	20	Cross Street	WF	41	Rothwell Barn	1897	N		N			*	WF-41
3		CT	B	WF-44	033	033032		032	100	Cross Street	WF	44	Rothwell Beach House	1915	N		N			*	WF-44
4		CT			027	027057		057	48	DANIELE STREET				1910						294	
3		CT	B	OP-7	054	054009001		009001	11	Eaglestone Way	OP	7	"Eagles Rest", Talma House	1991	N		N			BRN.1811	OP-7
3		CT	B	OP-8	054	054009004		009004	39	Eaglestone Way	OP	8	Ginouves House	1992	N		N			BRN.1812	OP-8
3		CT	B	EL-16	036	036026		026	25	East Lane	EL	16	Edward G. Bearnse House	1930	N		N			BRN.1863	EL-16
3		CT	B	EL-17	036	036022		022	36	East Lane	EL	17	Antone Robello House	1925	N		N			BRN.1864	EL-17
3		CT	B	EL-18	037	037006		006	50	East Lane	EL	18	Robello Barn, "Animal House"	1920	N		N			BRN.1865	EL-18
3		CT	B	EL-19	037	037007		007	60	East Lane	EL	19	John Souza House	1927	N		N			BRN.1866	EL-19
4		CT			040	040004		004	4001	FALMOUTH ROAD/RTE 28				1920							
4		CT			040	040038		038	4075	FALMOUTH ROAD/RTE 28				1900							
3		CT	B	CS-24	024	024028001		028001	4309	Falmouth Road/Rte. 28	CS	24	Cayton Soares House	1960	N		N			*	CS-24
3		CT	B	CS-1	025	025013		013	4320	Falmouth Road/Rte. 28	CS	1	Cotuit Water Company	1936	N		N			*	CS-1
3		CT	B	CS-23	024	024067		067	4339	Falmouth Road/Rte. 28	CS	23	Bernard Bergeron House	1983	N		N			*	CS-23
3		CT	B	CS-2	024	024027		027	4340	Falmouth Road/Rte. 28	CS	2	August Enos Homestead	1917	N		N			*	CS-2
3		CT	B	CS-22	024	024066		066	4351	Falmouth Road/Rte. 28	CS	22	Katherine Colgan House	1989	N		N			*	CS-22
3		CT	B	CS-21	024	024065		065	4363	Falmouth Road/Rte. 28	CS	21	Mark A. Curtice House	1989	N		N			*	CS-21
3		CT	B	CS-3	024	024025		025	4364	Falmouth Road/Rte. 28	CS	3	Antone S. Medeiros House	1923	N		N			*	CS-3
3		CT	B	CS-20	024	024064		064	4377	Falmouth Road/Rte. 28	CS	20	Mary Kaldis House	1985	N		N			*	CS-20
3		CT	B	CS-4	024	024024		024	4380	Falmouth Road/Rte. 28	CS	4	Tony M. Souza House	1947	N		N			*	CS-4
3		CT	B	CS-5	024	024023		023	4390	Falmouth Road/Rte. 28	CS	5	Granny Mary Frazier House	1914	N		N			*	CS-5
3		CT	B	CS-19	024	024062		062	4395	Falmouth Road/Rte. 28	CS	19	Donald Duarte House	1989	N		N			*	CS-19
3		CT	B	CS-6	024	024022		022	4404	Falmouth Road/Rte. 28	CS	6	Botello House	1914	N		N			*	CS-6
3		CT	B	CS-7	024	024021		021	4418	Falmouth Road/Rte. 28	CS	7	Tony Coriea's Gulf Station	1922	N		N			*	CS-7
3		CT	B	CS-8	024	024020		020	4424	Falmouth Road/Rte. 28	CS	8	Antone Rabello House	1905	N		N			*	CS-8
3		CT	B	CS-17	024	024059		059	4441	Falmouth Road/Rte. 28	CS	17	Maddalena House	1979	N		N			*	CS-17

**BARNSTABLE HISTORICAL COMMISSION**

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Map Code	Map Code	Flag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
3	CT	B	CS-9	024	024019			019	4446	Falmouth Road/Rte. 28	CS	9	Medeiros Homestead	1903	N		N			*	CS-9
3	CT	B	CS-16	024	024031			031	4463	Falmouth Road/Rte. 28	CS	16	Frank Frazier House	1932	N		N			*	CS-16
3	CT	B	CS-10	024	024018001			018001	4464	Falmouth Road/Rte. 28	CS	10	Frank Frazier Homestead	1902	N		N			*	CS-10
3	CT	B	CS-15	024	024032001			032001	4477	Falmouth Road/Rte. 28	CS	15	Site of St. Jude's Church	1939	N		N		Moved	*	CS-15
3	CT	B	SC-31	024	024043			043	4495	Falmouth Road/Rte. 28	SC	31	Mattias House	1905	N		N	E		*	CS-14
3	CT	B	CS-13	024	024044			044	4507	Falmouth Road/Rte. 28	CS	13	Collins Antique Shop/Silva Farmhse	1943	N		N			*	CS-13
3	CT	B	SC-28	024	024034			034	4527	Falmouth Road/Rte. 28	SC	28	Santuit Service Station	1936	N		N			*	CS-12
3	CT	B	SC-24	024	024005			005	4556	Falmouth Road/Rte. 28	SC	24	Othall Curtis House	1946	N		N			*	CS-28
3	CT	B	SC-23	024	024041002			041002	4575	Falmouth Road/Rte. 28	SC	23	Capizzi's Barn	1988	N		N			*	CS-26
2	CT	B	SC-21	024	024157			157	4631	Falmouth Road/Rte. 28	SC	21	Roland T. Crocker House (c1796)	c.1796	SA		Y			BRN.289	CTA-1
2	CT	B	SC-20	024	024076			076	4632	Falmouth Road/Rte. 28	SC	20	Zenas Crocker <sup>3</sup> House (c1860)	c.1860	SA		Y			BRN.290	CTA-2
6	CT	B	SC-19	010	010008002			008002	4650	Falmouth Road/Rte. 28	SC	19	4650 Office Building	1984	SA		N		BRN.1240	*	CS-31
2	CT	B	SC-17	010	010008001			008001	4676	Falmouth Road/Rte. 28	SC	17	Zenas Crocker Homestead (1782)	1782	SA		Y			BRN.291	CTA-3
2	CT	B	SC-16	009	009018			018	4681	Falmouth Road/Rte. 28 aka 5 Main	SC	16	Alvan Crocker, Jr. House (c1796)	c.1796	SA		Y			BRN.292	CTA-4
2	CT	B	SC-14	010	010007			007	4698	Falmouth Road/Rte. 28	SC	14	Ebenezer Crocker Homestead (c1739)	c.1739	SA		Y			BRN.293	CTA-5
2	CT	B	SC-13	009	009019			019	4701	Falmouth Road/Rte. 28	SC	13	Alvan Crocker Homestead	1769	SA		Y			BRN.294	
3	CT	B	SC-11	010	010002			002	4738	Falmouth Road/Rte. 28	SC	11	Shell Gasoline Station	1988	N		N			*	
3	CT	B	SC-10	010	010020			020	4741	Falmouth Road/Rte. 28	SC	10	Antone Sylvia House	1941	N		N			*	
3	CT	B	SC-9	009	009031			031	4748	Falmouth Road/Rte. 28	SC	9	Robert Pineo House	1989	N		N			*	
3	CT	B	SC-8	009	009004			004	4766	Falmouth Road/Rte. 28	SC	8	Gideon Hawley House	1758	N		N	Y		BRN.295	
3	CT	B	SC-7	009	009003			003	4782	Falmouth Road/Rte. 28	SC	7	Olive Johnson House	1950	N		N			*	
3	CT	B	SC-6	009	009001011			001011	4790	Falmouth Road/Rte. 28	SC	6	George and Cathy Dutra House	1997	N		N			*	
3	CT	B	SC-5	009	009022			022	4803	Falmouth Road/Rte. 28	SC	5	Thomas Harlow House	1855	N		N			BRN.296	
3	CT	B	SC-4	009	009001010			001010	4810	Falmouth Road/Rte. 28	SC	4	Melissa Juntunen House	1997	N		N			*	
3	CT	B	SC-3	009	009001008			001008	4830	Falmouth Road/Rte. 28	SC	3	Michael and Ruth Santos House	1996	N		N			*	
3	CT	B	SC-2	009	009001006			001006	4850	Falmouth Road/Rte. 28	SC	2	The Hutchenrider House	1994	N		N			*	
3	CT	B	SC-1	009	009021001			021001	4855	Falmouth Road/Rte. 28	SC	1	Willowbend Manager's House	1987	N		N			*	
3	CT	B	SC-1C	009	009001001			001001	4936	Falmouth Road/Rte. 28	SC	1C	Anderson Well House #5	1998	N		N			*	
3	CT	B	SC-1B	002	002004			004	4966	Falmouth Road/Rte. 28	SC	1B	La Sala Grande, Sons of Italy Hall	1988	N		N			*	
3	CT	B	SC-1A	002	002007			007	4996	Falmouth Road/Rte. 28	SC	1A	Stepping Stones Too	1998	N		N			*	
3	CT	B								Falmouth Road/Rte. 28					N		N				CS-12
3	CT	B	SS-30	020	020110			110	33	Grove Street	SS	30	William Baker House	c.1890	N		N			*	SS-30
3	CT	H	LR-48							Handy Point	LR	48	Little River Marsh		N		N			*	PL-1
3	CT	B	B-32	035	035024			024	7	High Street	B	32	Lovell House	1858	N		N			BRN.322	CTB-32
3	CT	B	HS-3	035	035049			049	18	High Street	HS	3	Lydia Coleman House	1899	N		N			*	HS-3
3	CT	B	HS-14	035	035025			025	23	High Street	HS	14	Wallie Ryder, Jr. House	1923	N		N			*	HS-14
3	CT	B	HS-13	035	035097			097	31	High Street	HS	13	Ryder Barn and Paint Shop	1883	N		N			*	HS-13
3	CT	B	HS-12	035	035104			104	33	High Street	HS	12	Sylvester Crocker/Ryder House	1883	N		N			*	HS-12
3	CT	B	HS-4	035	035047			047	38	High Street	HS	4	Ezra Gifford Homestead	1885	N		N			*	HS-4
3	CT	B	HS-11	035	035027			027	41	High Street	HS	11	William B. Crosby House	1882	N		N			*	HS-11
3	CT	B	HS-5	035	035046			046	48	High Street	HS	5	Capt. Joseph F. Adams Homestead	1871	N		N			*	HS-5

**BARNSTABLE HISTORICAL COMMISSION**  
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**INVENTORIED PROPERTIES NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=3) ARE COLORED YELLOW**  
**PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN**

Map Code	Map Code	Fillag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
3		CT	B	HS-10	035	035028		028	55	High Street	HS	10	Samuel H. Childs House	1883	N		N			*	HS-10
3		CT	B	HS-6	035	035045		045	56	High Street	HS	6	V. H. Nickerson Shop	1871	N		N			*	HS-6
3		CT	B	HS-7	035	035044		044	64	High Street	HS	7	Cotuit Fire Station Headquarters	1937	N		N				HS-7
3		CT	B	HS-9	035	035030		030	71	High Street	HS	9	Eben F. Smith House	1888	N		N			*	HS-9
4		CT			035	035031		031	81	HIGH STREET				1930							
3		CT	B	HS-20	035	035042		042	88	High Street	HS	20	Seabury Childs House	1925	N		N			*	HS-20
3		CT	B	HS-8	035	035035		035	99	High Street	HS	8	Clarence Brackett House	1915	N		N			*	HS-8
4		CT			020	020036		036	20	HIGHLAND AVENUE				1933							
3		CT	B	HS-25	020	020034		034	24	Highland Avenue	HS	25	Raymond Savery Homestead	1910	N		N			*	HS-25
3		CT	B	HS-26	020	020044		044	25	Highland Avenue	HS	26	Wilton Linnell Homestead	1911	N		N			*	HS-26
4		CT			020	020047		047	39	HIGHLAND AVENUE				1930							
3		CT	B	SS-31	020	020032		032	40	Highland Avenue	SS	31	Myron Ryder House	1924	N		N			*	SS-31
2		CT	B	WF-43	019	019164		164	20	Hull Lane	WF	43	Capt. Hull's Barn	c.1877	CO		0		1239	*	WF-43
3		CT	B	LR-17	053	053014		014	82	Hummock Lane	LR	17	Goulds' Marsh House	1972	N		N			BRN.1895	LR-17
3		CT	B	LR-20	036	036058		058	123	Hummock Lane	LR	20	W. Bentinck-Smith House	1924	N		N			BRN.1898	LR-20
3		CT	B	LR-18	053	053027		027	150	Hummock Lane	LR	18	Hoblitzelle Beach House	1950	N		N			BRN.1896	LR-18
3		CT	B	LR-19	053		053027	027	150	Hummock Lane	LR	19	Goulds' Bluff House	1990	N		N			BRN.1897	LR-19
4		CT			018	018062		062	17	KEELA ROAD				1920							
3		CT	B	HS-23	035	035033		033	23	Lake Street	HS	23	Antonio Soares House	<1912	N		N			*	HS-23
3		CT	B	HS-24	035	035034		034	31	Lake Street	HS	24	Chester Savery Homestead	1903	N		N			*	HS-24
3		CT	B	SS-33	020	020019		019	40	Lake Street	SS	33	Luther M. Nickerson House	1915	N		N			*	SS-33
4		CT			020	020028		028	51	LAKE STREET				1925							
4		CT			020	020030		030	65	LAKE STREET				1930							
3		CT	B	SS-32	020	020024		024	72	Lake Street	SS	32	Samuel C. Crosby House	1905	N		N			*	SS-32
3		CT	B	OP-35	074	074025		025	20	Leeward Way	OP	35	W. J. Crawford House	1982	N		N			BRN.1810	OP-35
4		CT			020	020021		021	47	LEWIS POND ROAD				1930							
4		CT			020	020022		022	59	LEWIS POND ROAD				1920							
3		CT	B	HS-28	020	020124		124	121	Lewis Pond Road	HS	28	Morgan House	1979	N		N			*	HS-28
3		CT	B	LR-43	053	053009		009	26	Little River Road	LR	43	Cotuit Oyster Company	1954	N		N			BRN.1872	LR-43
3		CT	B	LR-41	053	053003		003	35	Little River Road	LR	41	Josiah Handy House	1832	N		N	E	Demo'd	BRN.1873	LR-41
3		CT	B	LR-42	053	053007		007	38	Little River Road	LR	42	Heman Crocker House	1780	N		N	E		BRN.1871	LR-42
3		CT	B	LR-40	053	053004001		04001	55	Little River Road	LR	40	Abner Linnell Jr. House	1843	N		N	E		BRN.1877	LR-40
3		CT	B	LR-39	053	053016		016	65	Little River Road	LR	39	Pooh & Terry White House	1976	N		N			BRN.1876	LR-39
3		CT	B	LR-37	053	053006		006	68	Little River Road	LR	37	Henry Hitchcock House	1952	N		N			BRN.1874	LR-37
3		CT	B	LR-38	053	053015		015	81	Little River Road	LR	38	William Babcock House	1975	N		N			BRN.1875	LR-38
3		CT	B	LR-36	053	053005		005	88	Little River Road	LR	36	Dr. Robert Seidler House	1993	N		N			BRN.1878	LR-36
3		CT	B	LR-34	054	054020		020	108	Little River Road	LR	34	Childs Barn	1900	N		N			BRN.1879	LR-34
3		CT	B	LR-25	054	054002002		002002	125	Little River Road	LR	25	Reuben Crocker Homestead	1790	N		N	E		BRN.1880	LR-25
3		CT	B	LR-32	054	054024001		024001	140	Little River Road	LR	32	William Park House	1906	N		N	E		BRN.1887	LR-32
3		CT	B	LR-26	054	054003		003	159	Little River Road	LR	26	Daniel Childs House	1960	N		N			BRN.1881	LR-26
3		CT	B	LR-27	054	054004		004	177	Little River Road	LR	27	Henry Sturges House	1901	N		N			BRN.1882	LR-27

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3		CT	B	LR-28	054	054005		005	189	Little River Road	LR	28	Laban T. Sturges House	1848	N		N			BRN.1883	LR-28	
3		CT	B	LR-31	054	054006001		006001	190	Little River Road	LR	31	Paul Stewart House	1993	N		N			BRN.1886	LR-31	
3		CT	B	LR-29	054	054002006		002006	241	Little River Road	LR	29	Polly Hitchcock House	1912	N		N			BRN.1884	LR-29	
3		CT	B	LR-30	054	054006006		006006	250	Little River Road	LR	30	Brenda Woodlock House	1993	N		N			BRN.1885	LR-30	
3		CT	D	B-43						Little River Road, S. end	B	43	Original Cotuit Oyster Co. Site		N		N				CTB-43	
3		CT	H	B-42	036	036038		038	10	Lowell Avenue	B	42	Elizabeth Lowell Park	1926	N		N			BRN.984	CTB-42	
3		CT	B	EL-25	036	036052		052	33	Lowell Avenue	EL	25	Dietzgen House	1994	N		N			BRN.1867	EL-25	
2		CT	B	SC-16	009	009018		018	5	Main Street aka 4681 Falmouth Rd	SC	16	Alvan Crocker, Jr. House (c1796)	c.1796	SA		Y			BRN.292	CTA-4	
3		CT	B	SC-18	009	009005		005	10	Main Street	SC	18	Ten Main Street Office Building	1980	N		N		*		CS-32	
3		CT	B	A-13	009	009017		017	31	Main Street	A	13	Simeon L. Ames House	1868	N		N		*		CTA-13	
3		CT	B	A-26	023	023003		003	32	Main Street	A	26	Manuel Reposa House	1910	N		N		*		CTA-26	
3		CT	B	A-14	009	009016		016	45	Main Street	A	14	Lapham Store	1882	N		N		*		CTA-14	
3		CT	B	A-27	023	023005		005	46	Main Street	A	27	Manual E. Frazier House	1923	N		N		*		CTA-27	
3		CT	B	A-15	009	009015		015	53	Main Street	A	15	Holy Ghost Society Hall	1963	N		N		*		CTA-15	
3		CT	B	A-16	009	009014		014	61	Main Street	A	16	Santuit Church	1964	N		N		*		CTA-16	
3		CT	B	A-16A	023	023006		006	62	Main Street	A	16A	Baxter Grange Hall	1900	N		N	E	*		CTA-16A	
1		CT	B	A-61	009	009013		013	77	Main Street	A	61	Charles L. Baxter House	c.1858	N		N	Y		BRN.301	CTA-61	
3		CT	B	A-18	009	009012001		012001	93	Main Street	A	18	John B. Baxter House	1838	N		N		*		CTA-18	
1		CT	B	A-9	009	009012001		012001	93	Main Street	A	9	Santuit Post Office	c.1846	N		N	Y		BRN.297	CTA-9	
1		CT	B	A-62	009	009009		009	131	Main Street	A	62	Nelson Rhodehouse House	c.1858	N		N	Y		BRN.302	CTA-62	
3		CT	B	A-10	023	023011		011	134	Main Street	A	10	Edward Gifford/Udell Perry House	<1853	N		N		*		BRN.298	CTA-10
3		CT	B	A-21	023	023066		066	148	Main Street	A	21	William Gifford House	1865	N		N		*			CTA-21
3		CT	B	A-22	009	009008		008	151	Main Street	A	22	William H. Perry House	1908	N		N		*			CTA-22
3		CT	B	A-23	023	023027		027	171	Main Street	A	23	Walter Goodspeed House	1905	N		N		*			CTA-23
3		CT	B	A-11	023	023068		068	191	Main Street	A	11	David Green House	c.1840	N		N		*		BRN.299	CTA-11
3		CT	B	A-29	023	023002		002	207	Main Street	A	29	"Peanut House"/Fredey House	1946	N		N		*			CTA-29
3		CT	B	A-25	023	023001		001	215	Main Street	A	25	Lovell's Barn	c.1860	N		N		*			CTA-25
3		CT	B	A-28	023	023015		015	216	Main Street	A	28	Maderios House	1921	N		N		*			CTA-28
3		CT	B	HR-40	022	022034		034	303	Main Street	HR	40	Savery's Shoestore	c.1890	N		N		*			EL-40
3		CT	B	HR-39	022	022028		028	365	Main Street	HR	39	Charles O. Harlow House	1902	N		N		*			EL-39
1		CT	B	A-63	022	022026		026	391	Main Street	A	63	Harlow Homestead	c.1878	N		N	Y		BRN.303	CTA-63	
3		CT	B	HR-38	022	022025001		025001	409	Main Street	HR	38	Lewis Phinney House "Oak Lodge"	1859	N		N		*			EL-38
3		CT	B	HR-37	022	022013		013	428	Main Street	HR	37	Wendell K. Backus House	1892	N		N		*			EL-37
3		CT	B	HR-36	022	022024		024	443	Main Street	HR	36	Samuel Barrows Homestead	1820	N		N		*			EL-36
3		CT	B	HR-35	022	022023		023	451	Main Street	HR	35	Capt. Alonzo Phillips House	c.1850	N		N		*			EL-35
3		CT	B	HR-34	022	022016		016	460	Main Street	HR	34	Charles G. Phinney House	1886	N		N		*			EL-34
3		CT	B	HR-33	022	022017		017	468	Main Street	HR	33	Dave Leland House and Shop	1904?	N		N		*			EL-33
3		CT	B	HR-32	022	022020		020	505	Main Street	HR	32	Bill Cash's Garage	1939	N		N		*			EL-32
3		CT	B	HR-29	022	022019		019	510	Main Street	HR	29	Barlow House	1921	N		N		*			EL-29
3		CT	B	HR-31	021	021095		095	523	Main Street	HR	31	Reuben Harlow House	1890	N		N		*			EL-31
3		CT	B	HR-28	037	037001		001	528	Main Street	HR	28	Clarence Cottrell House	1921	N		N		*			EL-28

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3		CT	B	HR-30	021	021005		005	535	Main Street	HR	30	Otway Backus House	1884	N		N			*	EL-30
3		CT	B	HR-27	037	037003		003	544	Main Street	HR	27	Howard Dottridge Homestead	1878	N		N	E		*	EL-27
3		CT	B	EL-23	021	021006		006	545	Main Street	EL	23	Hoxie Grocery Store	1898	N		N		BRN.1849		EL-23
3		CT	B	HR-26	037	037015		015	552	Main Street	HR	26	Elias Burrows Homestead	1873	N		N		*		EL-26
3		CT	B	EL-22	021	021007		007	555	Main Street	EL	22	Capt Phinney/Frank Sturget/Hoxie House	1877	N		N		BRN.1848		EL-22
3		CT	B	B-13	036	036021		021	564	Main Street	B	13	Owen Jones House	1868	N		N		BRN.304		CTB-13
3		CT	B	EL-20	036	036020		020	581	Main Street	EL	20	Rowland Harlow House	1904	N		N		BRN.1850		EL-20
3		CT	B	EL-21	036	036024		024	582	Main Street	EL	21	Horace Fish Homestead	1893	N		N		BRN.1851		EL-21
3		CT	B	EL-14	036	036025		025	590	Main Street	EL	14	Joseph B. Rabello House	1930	N		N		BRN.1861		EL-14
3		CT	B	EL-13	036	036061		061	603	Main Street	EL	13	Santuit Schoolhouse	1848	N		N		BRN.1860		EL-13
3		CT	B	EL-12	036	036027		027	604	Main Street	EL	12	O. Warren Bearse House	1900	N		N		BRN.1859		EL-12
3		CT	B	EL-11	036	036028		028	616	Main Street	EL	11	Al Grauer House	1910	N		N		BRN.1858		EL-11
3		CT	B	B-14	036	036062		062	621	Main Street	B	14	Henry Hodges House	c.1885	N		N		BRN.305		CTB-14
3		CT	B	EL-10	036	036029001		029001	626	Main Street	EL	10	Benjamin Crosby, Jr. House	1900	N		N		BRN.1857		EL-10
6		CT	B		036	036063		063	641	Main Street			Garage, shed		CO		N				
2		CT	B	B-64	036	036017		017	651	Main Street	B	64	Gilbert Crocker House	c.1860	CO		Y		BRN.331		CTB-64
2		CT	B	B-65	036	036030		030	658	Main Street	B	65	Elihu Turner House	c.1860s	CO		Y		BRN.332		CTB-65
6		CT	B	EL-9	036	036016		016	661	Main Street	EL	9	Charles Turner House	1946	CO		N		BRN.1856		EL-9
2		CT	B	B-66	036	036015		015	671	Main Street	B	66	David Gardner House	c.1850	CO		Y		BRN.333		CTB-66
2		CT	B	B-15	036	036031		031	674	Main Street	B	15	Capt. Benjamin Crosby/Northey H.	1870	CO		Y		BRN.1215		CTB-15
6		CT	B	EL-8	036	036032		032	688	Main Street	EL	8	Dr. Wayne Miller House	1988	CO		N		BRN.1855		EL-8
2		CT	B	B-67	036	036013		013	689	Main Street	B	67	Harrison Phinney House	C.1881	CO		Y		BRN.334		CTB-67
3		CT	B	EL-5	036	036012		012	699	Main Street	EL	5	Coleman Chicken Coop	1940	N		N		BRN.1853		EL-05
3		CT	B	EL-6	036		036012	012	699	Main Street	EL	6	Carole Anne McCarey Chase Hse.	1991	N		N		BRN.1854		EL-06
6		CT	B	EL-7	036	036049		049	700	Main Street	EL	7	Rebecca Grauer House	1952	CO		N	BRN.1216	BRN.1847		EL0-7
2		CT	B	B-16	036	036010		010	701	Main Street	B	16	Betsy Lovell House	c.1857	CO		Y		BRN.307		CTB-16
3		CT	B	EL-4	036	036011		011	703	Main Street	EL	4	Coleman Cottage	1930	N		N		BRN.1852		EL-4
		CT	B	EL-24	036	036002		002	705	Main Street	EL	24	Cotuit Water Well Number 3	1951	N		N		BRN.997		
		CT	B	EL-24	036	036002		002	705	Main Street	EL	34	Cotuit Water Well Tower Number 3	1956	N		N		BRN.988		
2		CT	A	B-68	036	036009		009	709	Main Street	B	68	Capt. James Coon House	C.1860	CO		Y		BRN.335		CTB-68
	3	CT	B	B-68A	036		036009	009	709	Main Street (Rear) ?	B	68A	Jackson Cottage	1957	N		N		*		CTB-68A
2		CT	B	B-69	036	036008		008	727	Main Street	B	69	Charles C. Bearse House	1850	CO		Y		BRN.336		CTB-69
2		CT	B	B-19	036	036046		046	737	Main Street	B	19	Milton Crocker Store	1863	CO		Y		BRN.310		CTB-19
2		CT	B	B-71	036	036035		035	746	Main Street	B	71	Capt. Asa Coleman House	1846	CO		Y		BRN.338		CTB-71
6		CT	B	WF-22	036	036007		007	751	Main Street	WF	22	Konary House	1994	CO		N		*		WF-22
2		CT	B	B-72	036	036059		059	756	Main Street	B	72	Hezekiah Coleman House	1826	CO		Y		BRN.339		CTB-72
	2	CT	B	B-73	036		036059	059	756	Main Street	B	73	John Coleman's Hardware Shop	1830	CO		Y		BRN.340		CTB-73
2		CT	B	B-20	036	036006		006	759	Main Street	B	20	Capt. John Handy House	1860	CO		Y		BRN.311		CTB-20
2		CT	B	B-21	035	035041		041	775	Main Street	B	21	Burlingame House	1843	CO		Y		BRN.312		CTB-21
2		CT	B	B-74	035	035068		068	785	Main Street	B	74	James Coleman House	1846	CO		Y		BRN.341		CTB-74
2		CT	B	WF-18	035	035103		103	801	Main Street	WF	18	Coleman Barn	1978	CO		N		1219*		WF-18

BARNSTABLE HISTORICAL COMMISSION																						
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INVENTORIED PROPERTIES NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=3) ARE COLORED YELLOW																						
PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN																						
Map Code	Map Code	Flag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #	
6		CT	B	WF-10	035	035069		069	804	Main Street	WF	10	"Chateau Chataigne"	1968	CO		N		1223	*	WF-10	
2		CT	B	B-75	035	035067		067	809	Main Street	B	75	Alfred Bearse Shop and House	1849	CO		Y			BRN.342	CTB-75	
2		CT	B	B-22	035	035064		064	819	Main Street	B	22	Bearse-Parker House	1890	CO		Y			BRN.313	CTB-22	
6		CT	B	WF-9	035	035070		070	820	Main Street	WF	9	Charles Raddeen House	1965	CO		N	1224	*		WF-9	
2		CT	B	B-76	035	035063		063	825	Main Street	B	76	Grafton Phinney House	1834	CO		Y			BRN.343	CTB-76	
2		CT	B	B-77	035	035075		075	842	Main Street	B	77	U. S. Post Office - Cotuit Old Branch	1880	CO		Y			BRN.344	CTB-77	
2		CT	B	B-23	035	035059001		059001	845	Main Street	B	23	Capt. Francis Coleman House	1859	CO		Y			BRN.314	CTB-23	
3		CT	B	WF-19	035	035059002		059002	853	Main Street	WF	19	Webb Carriage House	<1907	N		N		*		WF-19	
2		CT	B	B-24	035	035076		076	854	Main Street	B	24	Capt. Thomas Chatfield House	1860	CO		Y			BRN.315	CTB-24	
2		CT	B	B-79	035	035058		058	857	Main Street	B	79	Franklin Cammett House	1863	CO		Y			BRN.346	CTB-79	
2		CT	B	B-81	035	035077		077	868	Main Street	B	81	Federated Church Parsonage	1900	CO		Y			BRN.348	CTB-81	
2		CT	B	B-80	035	035055		055	871	Main Street	B	80	District School #11, Cotuit Library	1830	CO		Y			BRN.347	CTB-80	
3		CT	B	WF-8	035	035085		085	876	Main Street	WF	8	"The Caboose"	C.1865	N		N		*		WF-8	
6		CT	B	WF-5	035	035078		078	878	Main Street	WF	5	Pigeon House	1950	CO		N		*		WF-5	
3		CT	B	WF-6	035	035081		081	880	Main Street	WF	6	Dr. Goodale House	1807	N		N		*		WF-6	
3		CT	B	WF-7	035	035084		084	882	Main Street	WF	7	Rothery House	1949	N		N		*		WF-7	
3		CT	B	B-26	035	035082		082	884	Main Street	B	26	A. Lawrence Lowell House/The Place	1866	N		N			BRN.316	CTB-26	
2		CT	B	B-83	035	035087		087	886	Main Street	B	83	Irving Phinney House	1865	CO		Y			BRN.350	CTB-83	
2		CT	C	B-907	035	035051		051	889	Main Street	B	907	WW I Veterans Memorial	1920	CO		Y		935	BRN.935	CTB-907	
2		CT	C	B-908			035051	051	889	Main Street	B	908	WW II Veterans Memorial	1950	CO		Y		936	BRN.936	CTB-908	
2		CT	H	B-25	035		035051	051	889	Main Street	B	25	Cotuit Memorial Park	1946	CO		Y			BRN.982	CTB-25	
6		CT	B	WF-14	035	035091		091	904	Main Street	WF	14	The First Coop	2002	CO		N		*		WF-14	
6		CT	B	SS-5	035	035098		098	905	Main Street	SS	5	Scudder's Gas Station	1950	CO		N		*		SS-5	
6		CT	B	WF-13	035	035090		090	910	Main Street	WF	13	Congressman Gifford's Home	1922	CO		N		*		WF-13	
2		CT	B	B-84	035	035099		099	911	Main Street	B	84	Eugene Savery House	1900	CO		Y			BRN.351	CTB-84	
2		CT	B	B-27	035	035092		092	916	Main Street	B	27	Jarvis Nickerson House	1846	CO		Y		317	BRN.317	CTB-27	
2		CT	B	B-86	035	035100		100	925	Main Street	B	86	Central House/Cotuit Inn	1840	CO		Y	Demo'd		BRN.353	CTB-86	
3		CT	B	B-86A	035	035012CND		012CND	925	Main Street	B	86A	Cotuit Inn Condominiums	1987	CO		N		*		CTB-86	
2		CT	B	B-85	035	035093		093	932	Main Street	B	85	Capt. Washington Robbins House	1873	CO		Y			BRN.352	CTB-85	
6		CT	B	WF-23	035		035100	091	941	Main Street	WF	23	Charles Alger House	1936	CO		N	1222	*		WF-23	
6		CT	B		035	035011		011	941	Main Street			Repro Cape		CO		N					
6		CT	B	WF-15	035	035094		094	944	Main Street	WF	15	"Port O Dreams" / Crawford House	1955	CO		N		1226	*		WF-15
2		CT	B	B-87	035	035010		010	957	Main Street	B	87	Nickerson-Whipple House	1872	CO		Y			BRN.354	CTB-87	
2		CT	B	WF-16	035	035095		095	960	Main Street	WF	16	Hervey Fisher Barn	1953	CO		Y	1227	*		WF-16	
2		CT	B	B-88	035	035009		009	965	Main Street	B	88	Capt. Joseph Hallett House	1872	CO		Y			BRN.355	CTB-88	
2		CT	B	B-89	035	035096		096	968	Main Street	B	89	W. T. Jenney Estate	c.1902	CO		Y			BRN.356	CTB-89	
2		CT	B	B-90	035	035008		008	975	Main Street	B	90	"Fish" House	1830	CO		Y			BRN.357	CTB-90	
2		CT	B	B-28	034	034030		030	976	Main Street	B	28	Freedom Hall	1860	CO		Y		318	BRN.318	CTB-28	
3		CT	B	WF-28	034	034032		032	978	Main Street	WF	28	Cerretani House	1993	N		N		*		WF-28	
3		CT	B	B-91	034	034033		033	980	Main Street	B	91	Sylvester Jones House	1870	N		N			BRN.358	CTB-91	
2		CT	B	B-29	034	034031		031	988	Main Street	B	29	Union Meeting House	1846	CO		Y			BRN.319	CTB-29	

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**INVENTORIED PROPERTIES NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=3) ARE COLORED YELLOW**

**PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN**

Map Code	Map Code	Fillag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
2		CT	B	B-92	034	034029		029	989	Main Street	B	92	James Fish Homestead	1873	CO		Y			BRN.359	CTB-92
3		CT	B	WF-29	034	034034		034	990	Main Street	WF	29	Dr. Higgins's Cottage	1954	N		Y		1228	*	WF-29
	3	CT	B	WF-29A	034		034034	034	990	Main Street	WF	29A	Jones's Shack	1870	N		N			*	WF-29A
3		CT	B	WF-30	034	034035		035	992	Main Street	WF	30	Dr. Lenares House	1946	N		N			*	WF-30
6		CT	B	WF-31	034	034036		036	994	Main Street	WF	31	McGarry House	1988	CO		N			*	WF-31
2		CT	B	B-93	034	034027		027	995	Main Street	B	93	Capt. Aaron Nickerson House	1843	CO		Y			BRN.360	CTB-93
6		CT	B	WF-32	034	034062		062	996	Main Street	WF	32	Procopio House	1981	CO		N		1229	*	WF-32
6		CT	B	WF-33	034	034061		061	1000	Main Street	WF	33	Dr. Mary Jane Luke House	1974	CO		N		1230	*	WF-33
2		CT	B	B-94	034	034026		026	1011	Main Street	B	94	Capt. Austin Burlingame House	1840	CO		Y			BRN.361	CTB-94
2		CT	B	B-95	034	034023		023	1019	Main Street	B	95	Capt. Shedrick Nickerson House	1842	CO		Y			BRN.362	CTB-95
3		CT	H	WF-58	034	034038		038	1023	Main Street	WF	58	Marsh at Cotuit Highground		N		N				PL-6
	6	CT	B	WF-33A	034		034038	038	1023	Main Street	WF	33A	Audubon Marsh (no structure)		CO		N			BRN.1911	WF-33A
2		CT	B	B-97	034	034018		018	1035	Main Street	B	97	Ursalind Nickerson House	1884	CO		Y			BRN.364	CTB-97
2		CT	B	B-98	034	034039		039	1036	Main Street	B	98	Cephas Ames/Ozial Baker House	1854	CO		Y			BRN.365	CTB-98
	2	CT	B	WF-34	034		034039	039	1036	Main Street	WF	34	Foster Cottage	<1945	CO		Y			*	WF-34
2		CT	B	C-99	034	034017		017	1045	Main Street	C	99	Edward Meacham House	1916	CO		Y			BRN.382	CTC-99
2		CT	B	C-100	034	034016		016	1055	Main Street	C	100	Gilbert Nickerson House	1888	CO		Y			BRN.383	CTC-100
3		CT	B	C-101	034	034057		057	1058	Main Street	C	101	Samuel Nickerson Store	1880	N		N		384	BRN.1898	CTC-101
	3	CT	B	C-101A	034		034057	057	1058	Main Street	C	101A	Samuel Nickerson House	1852	N		N			BRN.1890	CTC-101A
6		CT	B	WF-26	034	034015		015	1067	Main Street	WF	26	Carrie Allen House	1930	CO		N		1235	*	WF-26
6		CT	B	WF-27	034	034059		059	1077	Main Street	WF	27	Wing Cottages	1939-45	CO		N			*	WF-27
2		CT	B	C-102	034	034014		014	1081	Main Street	C	102	Wesley Wright House	1860	CO		Y			BRN.385	CTC-102
2		CT	B	C-103	034	034011		011	1089	Main Street	C	103	Ellen A. Cash House	1901	CO		Y			BRN.386	CTC-103
6		CT			034	034055		055	1090	Main Street			Vacant		CO		N				
2		CT	B	C-104	034	034010		010	1097	Main Street	C	104	Heman Snow House	1890	CO		Y			BRN.387	CTC-104
6		CT	B	WF-38	034	034053002		053002	1106	Main Street	WF	38	David C. Crawford House	1980	CO		N	Maj Alt	1237	*	WF-38
2		CT	B	C-105	034	034009		009	1109	Main Street	C	105	Capt. Bennett Dottridge Homestead	1889	CO		Y			BRN.388	CTC-105
2		CT	B	C-106	034	034008		008	1119	Main Street	C	106	Capt. Wendell Nickerson House	1860	CO		Y			BRN.389	CTC-106
2		CT	B	C-107	034	034005		005	1131	Main Street	C	107	Alexander E. Nickerson, Jr. House	1894	CO		Y			BRN.390	CTC-107
2		CT	B	C-108	034	034004		004	1141	Main Street	C	108	Zidon Butler/Horace Nickerson Hse	1874	CO		Y			BRN.391	CTC-108
2		CT	B	C-59	034	034051		051	1148	Main Street	C	59	Samuel Dottridge House	1790	CO		Y		BRN.381	BRN.1238	CTC-59
2		CT	B	C-59	034	034051		051	1148	Main Street	C	59	Rothwell-Riley Ice House	1898	CO		Y			BRN.2440	CTC-59
2		CT	B	C-109	034	034002		002	1151	Main Street	C	109	Alexander Nickerson House	1864	CO		Y			BRN.392	CTC-109
2		CT	B	C-110	034	034001		001	1159	Main Street	C	110	Union Parsonage	1854	CO		Y	Demo'd		BRN.393	CTC-110
2		CT	B	C-111	034	034058		058	1160	Main Street	C	111	Capt. Orin Nickerson House	1875	CO		Y			BRN.394	CTC-111
2		CT	B	C-112	019	019130001		130001	1169	Main Street	C	112	Capt. Urial Hutchins House	1860	CO		Y			BRN.395	CTC-112
2		CT	B	C-113	033	033033		033	1180	Main Street	C	113	Capt. Richard S. Handy Jr. H'stead	1865	CO		Y			BRN.396	CTC-113
2		CT	B	C-114	033	033034		034	1194	Main Street	C	114	Capt. Edric Cash House	1880	CO		Y			BRN.397	CTC-114
2		CT	B	C-115	019	019165		165	1199	Main Street	C	115	Capt. Ulysses Hull House	1877	CO		Y			BRN.398	CTC-115
2		CT	B	C-117	018	018066		066	1207	Main Street	C	117	Andrew C. Nickerson House	1880	CO		Y			BRN.400	CTC-117
2		CT	B	C-116	033	033012		012	1208	Main Street	C	116	Capt. Oliver Lumbert House	1880	CO		Y			BRN.399	CTC-116

**BARNSTABLE HISTORICAL COMMISSION**

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Map Code	Map Code	Tag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR DIST?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #	
2	CT	B	C-118	033	033013		013	1220	Main Street	C	118	Capt. Edson Nickerson House	1880	CO		Y				BRN.401	CTC-118	
2	CT	B	C-119	018	018061		061	1221	Main Street	C	119	Capt. Frederick Rogers House	1845	CO		Y					BRN.402	CTC-119
3	CT	B	WF-42	033	033009002		009002	1232	Main Street	WF	42	Capt. Willis Nickerson House	c.1881	N		N			*		CLM-9???	
2	CT	B	C-120	018	018060		060	1233	Main Street	C	120	Capt. Richard Handy Sr. House	1840	CO		Y					BRN.403	CTC-120
2	CT	B	C-121	033	033005		005	1240	Main Street	C	121	Capt. Seth Handy House	1878	CO		Y					BRN.404	CTC-121
2	CT	B	C-122	018	018078		078	1243	Main Street	C	122	William H. Sturgis House	1853	CO		Y					BRN.405	CTC-122
2	CT	B	C-123	018	018077		077	1257	Main Street	C	123	Green Schoolhouse	1854	CO		Y					BRN.406	CTC-123
3	CT	B	CLM-6	018	018076		076	1267	Main Street	CLM	6	Byron Tevyaw House	1904	N		N			*		CLM-6	
3	CT	B	C-124	018	018075		075	1281	Main Street	C	124	Abijah Baker, Jr. House	1841	N		N					BRN.407	CTC-124
3	CT	B	CLM-8	033	033003002		003002	1286	Main Street	CLM	8	"The Jib"	1850	N		N			*		CLM-8	
3	CT	B	C-125	018	018074		074	1293	Main Street	C	125	James Hendren House	1860	N		N					BRN.408	CTC-125
3	CT	B	CLM-9	018	018073		073	1305	Main Street	CLM	9	Capt. Willis Nickerson House	1916	N		N			*		CLM-9	
3	CT	B	WF-44	018	018071001		071001	1319	Main Street	WF	44	Grandview	1898	N		N			*		WF-44	
3	CT	B	C-126	033	033023		023	1326	Main Street	C	126	Seth Nickerson Homestead	1813	N		N					BRN.409	CTC-126
3	CT	B	C-127	018	018070		070	1331	Main Street	C	127	Harrie Gifford House	1880	N		N					BRN.410	CTC-127
3	CT	B	WF-45	018	018126		126	1365	Main Street	WF	45	Capt. Joseph Nickerson House	1815	N		N			*		WF-45	
3	CT	B	WF-46	033	033024		024	1376	Main Street	WF	46	Morse Barn	c.1845	N		N	E	Merged 2012	*		WF-46	
3	CT	B	WF-47	033	033024		024	1376	Main Street	WF	47	Morse Red House	1837	N		N	E	Merged 2012	*		WF-47	
3	CT	B	WF-48	018	018067		067	1391	Main Street	WF	48	"Westward", Dunning/Beebe House	1910	N		N			*		WF-48	
3	CT	B	WF-49	017	017012		012	1424	Main Street	WF	49	Dr. Taussig House	1890	N		N		Demo'd?	*		WF-49	
3	CT	B	WF-50	017	017021		021	1446	Main Street	WF	50	"Welovit", F. L. Wesson House	1885	N		N			*		WF-50	
3	CT	B	WF-51	017	017013		013	1462	Main Street	WF	51	Cynthia Wesson Cottage	1944	N		N			*		WF-51	
3	CT	B	WF-52	017	017014		014	1524	Main Street	WF-	52	"Rippleside" Frank Wesson House	1910	N		N			*		WF-52	
3	CT	B	LM-23	016	016027		027	1751	Main Street	LM	23	"The Chinese House"	1968	N		N			*		LM-23	
3	CT	B	WF-25	034	034028		028	0	Main Street	WF	25	Vacant Lot Behind 995 Main		N		N					WF-25	
4	CT			009	009018		018	5	MAIN STREET				1797									
4	CT			023	023008		008	92	MAIN STREET				1920									
4	CT			035	035057		057	861	MAIN STREET				1900									
4	CT			033	033038		038	1276	MAIN STREET				1825									
3	CT	B	HS-18	035	035062		062	18	Nickerson Road	HS	18	William Fish House	1863	N		N			*		HS-18	
3	CT	B	CLM-36	018	018079		079	29	Nickerson Road	CLM	36	Capt. Daniel Nickerson House	1812						*		CLM-36	
3	CT	B	HS-17	035	035061		061	30	Nickerson Road	HS	17	Freeman Nickerson House	1912	N		N			*		HS-17	
4	CT			018	018080		080	39	NICKERSON ROAD				1930									
3	CT	B	HS-16	035	035065		065	50	Nickerson Road	HS	16	Clara Boden House	1935	N		N		Demo'd	*		HS-16	
4	CT			018	018101		101	56	NICKERSON ROAD				1935									
3	CT	B	HS-15	035	035066		066	60	Nickerson Road	HS	15	Ina Nickerson Homestead	1908	N		N			*		HS-15	
3	CT	B	CLM-31	018	018081		081	63	Nickerson Road	CLM	31	Fred Williamson House	1912	N		N			*		CLM-31	
3	CT	B	CLM-7	018	018100		100	68	Nickerson Road	CLM	7	George W. Nickerson House	1903	N		N		Appr'd Demo	*		CLM-7	
3	CT	B	CLM-34	018	018099		099	80	Nickerson Road	CLM	34	Eliza L. Adams House	1891	N		N			*		CLM-34	
3	CT	B	CLM-32	018	018083		083	91	Nickerson Road	CLM	32	Abbie Nickerson House	1913	N		N			*		CLM-32	
6	CT	B	WF-34A	034	034040		040	7	Ocean View Avenue	WF	34A	Jim Fell's Place (no structure)		CO		N					WF-34A	

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2	CT	B	C-44	034	034041			041	19	Ocean View Avenue	C	44	Levi Nickerson House	1858	CO		Y			BRN.366	CTC-44	
2	CT	B	C-132	034	034056			056	30	Ocean View Avenue	C	132	Gustavus Scudder House	1890	CO		Y			BRN.411	CTC-132	
6	CT	B	WF-35	034	034077			077	35	Ocean View Avenue	WF	35	"The Stucco"	1900?	CO		N		1231 *		WF-35	
2	CT	B	C-46	034	034044			044	61	Ocean View Avenue	C	46	Cape. Lewis Phinney House	1849	CO		Y			BRN.368	CTC-46	
?	CT	B	WF-36	034	034045001		045001	69	69	Ocean View Avenue	WF	36	Evergreen Meeting Center	1924	CO		?		Demo'd		WF-36	
?	CT	B	WF-36A	034		034045001	045001	69	69	Ocean View Avenue	WF	36A	"The Pavilion"	1920s	CO		?		Demo'd		WF-36A	
3	CT	B	WF-36B	034	034045			045	71	Ocean View Avenue	WF	36B	Pines Bathhouses	<1914	N		N				WF-36B	
3	CT	B	WF-37	034		034045		045	71	Ocean View Avenue	WF	37	Roloson Barn	1924	N		N		Partial Demo *		WF-37	
3	CT	B	WF-37A	034		034045		045	71	Ocean View Avenue	WF	37A	Reid Cottage	1924	N		N		Relocate on lot *		WF-37A	
2	CT	B	C-47	034	034054			054	72	Ocean View Avenue	C	47	Capt. Leander Nickerson House	1820	CO		Y		369	BRN.369	CTC-47	
6	CT	B	B-47	034		034054		054	72	Ocean View Avenue	B	47	Burrell Cottage/In-law Cottage	1974	CO		N		*		CTB-47	
2	CT	B	C-48	034	034053001		053001	80	80	Ocean View Avenue	C	48	Capt. Richard Snow Handy House	1840	CO		Y				BRN.370	CTC-48
2	CT	B	C-49	034	034052			052	92	Ocean View Avenue	C	49	Capt. Isaiah Fisher House	1880	CO		Y				BRN.371	CTC-49
2	CT	B	C-50	034	034050			050	110	Ocean View Avenue	C	50	John Dottridge Homestead	1842	CO		Y		372	BRN.372	CTC-50	
2	CT	B	C-51	034	034049			049	120	Ocean View Avenue	C	51	Nickerson Cottage	1850	CO		Y			BRN.373	CTC-51	
2	CT	B	C-52	034	034048			048	128	Ocean View Avenue	C	52	Oliver Nickerson House	1840	CO		Y				BRN.374	CTC-52
2	CT	B	C-131	034	034060			060	131	Ocean View Avenue	C	131	Rothwell Carriage House	1830	CO		Y		475	BRN.475	CTC-131	
2	CT	B	C-130	034	034047			047	134	Ocean View Avenue	C	130	Solomon Haskins House	1890	CO		Y				BRN.474	CTC-130
6	CT	B	C-130A	034		034047		047	134	Ocean View Avenue	C	130A	Elaine Mycock Cottage	1990	CO		N					CTC-130A
2	CT	B	C-129	033	033028			028	142	Ocean View Avenue	C	129	Rothwell Estate Gardener's Cottage	1900	CO		Y				BRN.473	CTC-129
2	CT	B	C-53	033	033015			015	149	Ocean View Avenue	C	53	Samuel Nickerson House	1811	CO		Y				BRN.375	CTC-53
2	CT	B	C-54	033	033011			011	164	Ocean View Avenue	C	54	Fisher Cottage	1850	CO		Y				BRN.376	CTC-54
2	CT	B	C-55	033	033010			010	172	Ocean View Avenue	C	55	Capt. Zideon Butler House	1880	CO		Y				BRN.377	CTC-55
2	CT	B	C-56	033	033009001		009001	188	188	Ocean View Avenue	C	56	General Mather House	1830	CO		Y				BRN.378	CTC-56
4	CT			033	0330008			008	200	OCEAN VIEW AVENUE				1920								
3	CT	B	C-128	033	033025			025	205	Ocean View Avenue	C	128	Horace S. Sears House	1915	N		N				BRN.472	CTC-128
3	CT	B	C-57	033	033036			036	218	Ocean View Avenue	C	57	Ebenezer Nickerson House	1824	N		N				BRN.379	CTC-57
3	CT	B	C-58	033	033003001		003001	246	246	Ocean View Avenue	C	58	Capt. Horace Nickerson House	c.1842	N		N				BRN.380	CTC-58
3	CT	H	C-60	033	033021			021	281	Ocean View Avenue	C	60	Loop Beach	1900	N		N				BRN.985	CTC-60
3	CT	B	WF-37B	033	033022001		022001	307	307	Ocean View Avenue	WF	37B	Morse Big House	1908	N		N				BRN.2094	WF-37B
3	CT	H	WF-59							Ocean View Avenue	WF	59	Sampson's Island		N		N					PL-7
3	CT	B	A-11A	022	022040			040	11	Old King's Road	A	11A	Crocker Farmhouse	1865	N		N		*			CTA-11A
1	CT	B	A-12	022	022105			105	40	Old King's Road	A	12	Sampson's Folly/Josiah Sampson H	1807	N		N	Y			BRN.300	CTA-12
3	CT	B	HS-27	036	036001			001	26	Old Oyster Road	HS	27	Harold West House	1881	N		N		*			HS-27
3	CT	B	EL-44	022	022038			038	364	Old Oyster Road	EL	44	Buxton Rental House	1920	N		N		*			EL-44
3	CT	B	EL-43	022	022037			037	372	Old Oyster Road	EL	43	Sturge Behlman House	1931	N		N		*			EL-43
3	CT	B	EL-42	022	022035			035	416	Old Oyster Road	EL	42	Ernest Childs House, "Oyster Beds"	1930	N		N		*			EL-42
3	CT	B	LR-16	037	037014			014	426	Old Post Road	LR	16	J. Bentinck-Smith House	1898	N		N				BRN.1894	LR-16
3	CT	B	LR-21	054	054026			026	439	Old Post Road	LR	21	Rosa Hobson House	1879	N		N				BRN.1890	LR-21
3	CT	B	LR-23	054	054027001		027001	450	450	Old Post Road	LR	23	Frieda Landers House	1856	N		N	E			BRN.1892	LR-23
3	CT	B	LR-22	054	054025			025	453	Old Post Road	LR	22	William Hogan House	1979	N		N	E			BRN.1891	LR-22

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**PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN**

Map Code	Map Code	Flag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
3		CT	B	LR-24	054	054030		030	460	Old Post Road	LR	24	McLeod Barn	1930	N		N			BRN.1893	LR-24
3		CT	B	LR-35	054	054021		021	521	Old Post Road	LR	35	George W. Childs House	1900	N		N	E		BRN.1888	LR-35
3		CT	B	LR-33	054	054019		019	551	Old Post Road	LR	33	Bethuel Handy House	1790	N		N	E		BRN.1889	LR-33
3		CT	B	OP-1	054	054018		018	571	Old Post Road	OP	1	George Blauvelt House	1955	N		N			BRN.1841	OP-1
3		CT	B	OP-2	054	054017		017	581	Old Post Road	OP	2	Frank Blake House	1938	N		N			BRN.1842	OP-2
3		CT	B	OP-3	054	054016		016	595	Old Post Road	OP	3	Philip Goodell House	1930	N		N			BRN.1843	OP-3
3		CT	B	OP-4	054	054008		008	596	Old Post Road	OP	4	Picard Kelly House	1989	N		N			BRN.1844	OP-4
3		CT	B	OP-5	054	054009003		009003	608	Old Post Road	OP	5	Tony Asselta House	1983	N		N			BRN.1845	OP-5
3		CT	B	OP-6	054	054015001		015001	621	Old Post Road	OP	6	"Sandanwood", A. T. Perkins Hse.	1863	N		N	E		BRN.1846	OP-6
3		CT	B	OP-9	054	054015002		015002	635	Old Post Road	OP	9	Theodore Griesinger House	1984	N		N			BRN.1840	OP-9
3		CT	B	OP-10	054	054014		014	651	Old Post Road	OP	10	Sumner Babcock House	1965	N		N			BRN.1839	OP-10
3		CT	B	OP-11	054	054013001		013001	671	Old Post Road	OP	11	McLeod House	1928	N		N			BRN.1838	OP-11
3		CT	B	OP-12	054	054011001		011001	695	Old Post Road	OP	12	"Ships Port", Charlene Allen House	1982	N		N			BRN.1837	OP-12
3		CT	B	OP-13	054	054011002		011002	721	Old Post Road	OP	13	"Further Folly", Stookey House	1966	N		N		Fire-Demo	BRN.1836	OP-13
3		CT	B	OP-14	054	054011003		011003	733	Old Post Road	OP	14	"Final Folly", Bonnie Stookey	1982	N		N			BRN.1825	OP-14
3		CT	B	OP-16	054	054031		031	764	Old Post Road	OP	16	John Solomon House	1988	N		N			BRN.1826	OP-16
3		CT	B	OP-17	073	073026		026	765	Old Post Road	OP	17	Blake Cruikshank House	1976	N		N			BRN.1827	OP-17
3		CT	B	OP-18	073	073027		027	781	Old Post Road	OP	18	"The Wings", Cobb House	1923	N		N	E		BRN.1828	OP-18
3		CT	B	OP-20	073	073008002		008002	797	Old Post Road	OP	20	"The Narrows", Almy/Bidwell Hse.	1902	N		N			BRN.1830	OP-20
3		CT	B	OP-19	073	073002		002	800	Old Post Road	OP	19	Elihu Root House	1980	N		N			BRN.1829	OP-19
3		CT	B	OP-21	073	073008003		008003	801	Old Post Road	OP	21	"Crows Nest", Almy Sisters House	1930	N		N			BRN.1831	OP-21
3		CT	B	OP-22	073	073008003	073008003	008003	801	Old Post Road	OP	22	John Bidwell House	1985	N		N			BRN.1832	OP-22
3		CT	B	OP-23	073	073007		007	821	Old Post Road	OP	23	"Wagonwheel", S. Almy House	1941	N		N		Demo'd	BRN.1833	OP-23
3		CT	B	OP-45	073	073006002		006002	835	Old Post Road	OP	45	DeVesto House	1997	N		N		*		OP-45
3		CT	B	OP-24	073	073006001		006001	851	Old Post Road	OP	24	"Cowyard", Charles Almy House	1939	N		N			BRN.1834	OP-24
3		CT	B	OP-25	073	073005		005	894	Old Post Road	OP	25	Ryder House	1951	N		N			BRN.1835	OP-25
3		CT	B	OP-46	074	074003003	074003003	003003	1025	Old Post Road	OP	46	Robert Lurie House	1995	N		N		*		OP-46
3		CT	B	OP-38	074	074003001		003001	1065	Old Post Road	OP	38	"Cedar Tree Landing".	1911	N		N			BRN.1824	OP-38
3		CT	B	OP-39	074	074027X02		027X02	1075	Old Post Road	OP	39	"Metivier's "Silver Oaks"	1884	N		N	E		BRN.1823	OP-39
4		CT			036	036060	036060	060	0	OLD SHORE ROAD				1813							
2		CT	B	B-78	035	035074		074	15	Old Shore Road	B	78	Childs Homestead	1858	CO		Y			BRN.345	CTB-78
3		CT	B	WF-3	035	035071001		071001	24	Old Shore Road	WF	3	Stookey Sisters House	1937	N		N		*		WF-3
3		CT	B	WF-4	035	035073		073	31	Old Shore Road	WF	4	Blossom House	1950	N		N		*		WF-4
3		CT	B	WF-2	035	035106		106	64	Old Shore Road	WF	2	"The Telephone Booth"	1961	N		N		*		WF-2
3		CT	B	WF-1	036	036060		060	80	Old Shore Road	WF	1	Porter House	C.1911	N		N		*		WF-1
3		CT	H	B-40	035	035072		072	85	Old Shore Road	B	40	Hooper's Landing	1860	N		N			BRN.983	CTB-40
3		CT	C	B-909	036	036044002		044002	95	Old Shore Road	B	909	Edmund W. Harlow Landing Marker	1947	N		N			BRN.937	CTB-909
3		CT			016	016012		012	100	Oregon Way			Martha Taylor Cottage	1926	N		N				
3		CT	B	CLM-22	017	017018		018	130	Oregon Way	WF	53	Morrison House	1924	N		N		*		CLM-22
3		CT	B	B-82	035	035086		086	20	Oyster Place Road	B	82	Levi Phinney House	c.1790	N		N			BRN.349	CTB-82
3		CT	B	WF-12	035	035101		101	33	Oyster Place Road	WF	12	Grant House	c.1930	N		N		*		WF-12

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Map Code	Map Code	File #	Map #	Map Parcel #	Duplicate Map Parcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #	
3	CT	B WF-11	035	035089		089	37	Oyster Place Road	WF	11	Oyster Place Town Landing	1936	N		N			*	WF-11	
3	CT	B CLM-37	004	004011		011	160	Peppercorn Lane	CLM	37	New Heckscher House	2001	N		N			*	CLM-37	
4	CT		018	0181003		103	25	PINE RIDGE ROAD				1920								
3	CT	B CLM-11	018	018125001		125001	29	Pine Road	CLM	11	David Rogers Jr. House	1833	N		N			*	CLM-11	
2	CT	B B-96	034	034025		025	12	Piney Road	B	96	Hervey Fisher House	1872	CO		Y			BRN.363	CTB-96	
4	CT		034	034020002		020002	41	PINEY ROAD				1922								
3	CT	B SS-35	020	020081		081	115	Piney Road	SS	35	Roland D. Nickerson House	1924	N		N			*	SS-35	
4	CT		020	020083		083	135	PINEY ROAD				1945								
3	CT	B SS-34	020	020084		084	145	Piney Road	SS	34	Nellie Smalley House	1925	N		N			*	SS-34	
3	CT	B OP-26	073	073028		028	23	Point Isabella	OP	26	Connolly House	1980	N		N			BRN.1813	OP-26	
3	CT	B OP-27	073	073029		029	43	Point Isabella	OP	27	Forsyth Hanscomb House	1978	N		N			BRN.1822	OP-27	
3	CT	B OP-36	074	074018		018	54	Point Isabella	OP	36	Bobby Byrne House	1981	N		N			BRN.1814	OP-36	
3	CT	B OP-28	073	073030		030	59	Point Isabella	OP	28	Joseph Queen House	1977	N		N			Demo'd, 1998	BRN.1821	OP-28
3	CT	B OP-34	074	074024		024	82	Point Isabella	OP	34	Tallman Homestead	<1831	N		N			Demo'd, 2007	BRN.1815	OP-34
3	CT	B OP-29	073	073025		025	91	Point Isabella	OP	29	Joseph Cammett House	1874	N		N			BRN.1820	OP-29	
3	CT	B OP-33	074	074006		006	100	Point Isabella	OP	33	William Woods House	1969	N		N			Demo'd, 2000	BRN.1816	OP-33
3	CT	B OP-32	074	074005		005	120	Point Isabella	OP	32	Anderson House	1990	N		N			BRN.1817	OP-32	
3	CT	B OP-30	073	073021		021	135	Point Isabella	OP	30	Bird's New House	1953	N		N			Demo'd, 1996	BRN.1819	OP-30
3	CT	B OP-31	073	073022		022	150	Point Isabella	OP	31	Eugene Bird/Stafford House	1953	N		N			BRN.1818	OP-31	
3	CT	B WF-24	035	035007		007	24	Poponesset Road	WF	24	Judge Knight's House	1927	N		N			*	WF-24	
3	CT	B SS-37	035	035006		006	36	Poponesset Road	SS	37	Robert F. Dight House	1927	N		N			*	SS-37	
3	CT	B SS-36	035	035004		004	58	Poponesset Road	SS	36	Robert T. Fowler House	1927	N		N			*	SS-36	
3	CT	H LR-47						Putnam Ave., Cordwood Rd	LR	47	Eagle Pond		N		N				PL-2	
2	CT	B B-18	036	036034		034	5	Putnam Avenue	B	18	Capt. Randall Kelley House	1850	CO		Y			BRN.309	CTB-18	
2	CT	B B-17	036	036033		033	10	Putnam Avenue	B	17	Alex Childs House	1833	CO		Y			BRN.308	CTB-17	
2	CT	B B-70	036	036043		043	15	Putnam Avenue	B	70	Luther R. Baker House	1890	CO		Y			BRN.337	CTB-70	
3	CT	B EL-3	036	036050		050	33	Putnam Avenue	EL	3	Nicholas Moore House	1972	N		N			BRN.1870	EL-03	
1	CT	B B-41	036	03604001	036044001	044001	49	Putnam Avenue	B	41	Ebenezer Crocker, Jr. House	1783	N		N	Y	BRN.N	BRN.330	CTB-41	
3	CT	B B-41B	036		036044001	044001	49	Putnam Avenue	B	41B	Crocker-Hooper-Ropes Ice House	1851	N		N	Y	BRN.N	BRN.1914	LR-3	
3	CT	B B-41A	036		036044001	044001	49	Putnam Avenue	B	41A	Ebenezer Crocker-Ropes Workshop	1855	N		N	Y	BRN.N	BRN.1913	LR-4	
3	CT	B LR-10	036	036045		045	55	Putnam Avenue	LR	10	Harriet Ropes Cabot House	1951	N		N	E		BRN.1907	LR-10	
3	CT	B EL-24	036	036036		036	58	Putnam Avenue			DELETED PER HSSC	1956	N		N			BRN.1865	EL-24	
3	CT	B LR-5	036	036041		041	59	Putnam Avenue	LR	5	William Webb Farmhouse	1856	N		N			BRN.1902	LR-5	
3	CT	B LR-6	036		036041	041	59	Putnam Avenue	LR	6	Ropes Horse Barn	1800	N		N			BRN.1903	LR-6	
3	CT	B LR-7	036		036041	041	59	Putnam Avenue	LR	7	Ropes Egg Cellar	1851	N		N			BRN.1904	LR-7	
3	CT	B LR-8	036		036041	041	59	Putnam Avenue	LR	8	Ropes Grain Room	1851	N		N			BRN.1905	LR-8	
3	CT	B LR-9	036		036041	041	59	Putnam Avenue	LR	9	Ropes "New Chicken House"	1955	N		N			BRN.1906	LR-9	
3	CT	B LR-1	036	036037		037	86	Putnam Avenue	LR	1	Andrew Lovell House/"Red House"	1843	N		N	E		BRN.1900	LR-01	
3	CT	B LR-2	036		036037	037	86	Putnam Avenue	LR	2	Wianno Post Office	1915	N		N	E		BRN.1901	LR-2	
3	CT	B LR-11	036	036040		040	135	Putnam Avenue	LR	11	Capt. Benjamin Small House	1820	N		N			BRN.1908	LR-11	
3	CT	B LR-12	036		036040	040	135	Putnam Avenue	LR	12	May Mott House	1913	N		N	E		BRN.1909	LR-12	

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	3	CT	B	LR-13	036		036040	040	135	Putnam Avenue	LR	13	Frederick Lowell House	1913	N		N	E		BRN.1910	LR-13
	3	CT	B	LR-14	036		036040	040	135	Putnam Avenue	LR	14	Barzun Childrens' House	1913	N		N			BRN.1911	LR-14
	3	CT	B	LR-15	036		036040	040	135	Putnam Avenue	LR	15	Lowell Childrens' House	1913	N		N			BRN.1912	LR-15
	3	CT	B	EL-45	037	037016002		016002	224	Putnam Avenue	LR	45	Roland Souza House	1930	N		N		*		LR-45
	3	CT	E	B-801	037	037013		013	285	Putnam Avenue	B	801	Mosswood/Little River Cemetery	1819	N		N			BRN.806	CTB-801
	3	CT	B	EL-46	037	037010		010	304	Putnam Avenue	EL	46	Daniel Brackett House	1890	N		N		*		LR-46
	3	CT	H	LR-46					350	Putnam Avenue	LR	46	Bell Farm/Little River Wetland	1939	N		N		*		PL-3
	3	CT	B	LR-47	037	037011		011	374	Putnam Avenue	LR	47	Margaret Landers House	1922	N		N		*		LR-47
	3	CT	B	LR-48	057	057003001		003001	1030	Putnam Avenue	LR	48	Site of Holy Ghost Hall	1997	N		N		*		LR-48
	3	CT	H	LR-45	036	06041,036044			49, 51, 59	Putnam Avenue	LR	45	Ropes Farm	1783	N		N		*		PL-4
	3	CT	C	B-910						Putnam/Lowell Avenues	B	910	Ralph B. Hoxie Square	1920	N		N			BRN.938	CTB-901
	3	CT	B	SS-27	077	077058		058	438	Quinaquisset Avenue			DELETED - IN MASHPEE	1925	N		N		*		SS-27
	3	CT	B	SC-12	010	010003		003	21	Route 130	SC	12	Rick Barry Law Office	<1972	N		N		*		CHAW-10
	3	CT	B	CHW-14	010	010005		005	39	Route 130	CHW	14	John Enos Frazier House	1926	N		N		*		CHAW-14
	3	CT	B	SC-22	024	024003		003	38	Sandalwood Drive	SC	22	Micelli House	1984	N		N		*		
	3	CT	C	A-905						Santuit Rd./Old Oyster Rd..	A	905	Carlton T. Harlow Square	1920	N		N			BRN.933	CTA-905
	3	CT	B	SS-40	070	070014		014	592	Santuit Road	SS	40	McConnell House	1927	N		N		*		SS-40
	3	CT	B	SS-39	070	070013		013	620	Santuit Road	SS	39	Carlton Behiman House	1927	N		N		*		SS-39
	3	CT	B	SS-22	006	006013		013	765	Santuit Road	SS	22	Ned Crosby's Shack	1920	N		N		*		SS-22
	3	CT	C	A-901						Santuit Road	A	901	Robert M. Cookson Memorial	1976	N		N			BRN.929	CTA-901
	3	CT	C	A-902						Santuit Road/Rte. 28	A	902	Albert D. Reposa Square	1947	N		N			BRN.930	CTA-902
	3	CT	C	A-903						Santuit Road/Rte. 28	A	903	John D. Robello Square	1947	N		N			BRN.931	CTA-903
	3	CT	C	A-904						Santuit/Main/Old King's	A	904	Edward Oldfield Square	1955	N		N			BRN.932	CTA-904
	4	CT			027		027017CND	017CND	982	SANTUIT-NEWTOWN ROAD				1910							
	3	CT	B	N-54	026	026037003		037003	1250	Santuit-Newtown Road	N	54	Lovell Homestead	1954	N		N		*		CS-54
	3	CT	B	N-47A	025	025008		008	1373	Santuit-Newtown Road	N	47A	Abijah Baker, Jr. Homestead	2001	N		N		*		CS-45
	3	CT	B	N-46	025	025006		006	1455	Santuit-Newtown Road	N	46	Jack Rogers House	1916	N		N		*		CS-46
	3	CT	B	N-44	025	025014		014	1460	Santuit-Newtown Road	N	44	Manuel Duarte House	1949	N		N		*		CS-44
	3	CT	B	N-47	025	025005		005	1469	Santuit-Newtown Road	N	47	John Duarte House	1927	N		N		*		CS-47
	3	CT	B	N-43	025	025017		017	1478	Santuit-Newtown Road	N	43	Amos Enos House	1910	N		N		*		CS-42
	3	CT	B	N-48	025	025004		004	1481	Santuit-Newtown Road	N	48	Bertha & John Medeiros House	1931	N		N		*		CS-48
	3	CT	B	N-49	025	025003		003	1493	Santuit-Newtown Road	N	49	Emil Rogers House	1928	N		N		*		CS-49
	3	CT	B	N-42	025	025018		018	1500	Santuit-Newtown Road	N	42	John Repose House	1905	N		N		*		CS-41A
	3	CT	B	N-50	025	025002		002	1503	Santuit-Newtown Road	N	50	Albert Rogers House	1929	N		N		*		CS-50
	3	CT	B	N-41	024	024151		0151	1514	Santuit-Newtown Road	N	41	Boteilho House	1914-17	N		N		*		CS-41
	4	CT			024	024013		013	1525	SANTUIT-NEWTOWN ROAD				1936							
	3	CT	B	N-40	025	025015		015	1548	Santuit-Newtown Road	N	40	Manuel Souza House	1903	N		N		*		CS-40
	3	CT	B	N-51	024	024009		009	1559	Santuit-Newtown Road	N	51	Edbon Rogers Garage	1936	N		N		*		CS-51
	3	CT	B	N-52	024	024009	024009	009	1559	Santuit-Newtown Road	N	52	Edbon Rogers House	1936	N		N		*		CS-52
	3	CT	B	N-39	024	024016		016	1560	Santuit-Newtown Road	N	39	Tobey House	1943	N		N		*		CS-39
	3	CT	B	N-53	024	024008		008	1597	Santuit-Newtown Road	N	53	Evert Baker House	1942	N		N		*		CS-53
	3	CT	B	CS-11	024	024017		017	1600	Santuit-Newtown Road	CS	11	Antone Silva House	1897	N		N		*		CS-11
	3	CT	B	SC-27	024	024007		007	1627	Santuit-Newtown Road	SC	27	Baker Screen House	1930	N		N		*		CS-30

**BARNSTABLE HISTORICAL COMMISSION**  
**BHC INVENTORY COTUIT - BY STREET AND NUMBER**  
**INDIVIDUAL NATIONAL REGISTER PROPERTIES (MAPCODE=1) ARE COLORED RED**  
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**INVENTORIED PROPERTIES NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=3) ARE COLORED YELLOW**  
**PROPERTIES >75 YEARS OLD, UNINVENTORIED, NOT IN A NATIONAL REGISTER DISTRICT (MAPCODE=4) ARE COLORED TAN**

Map Code	Map Code	Tag	Form	File #	Map #	MapParcel #	Duplicate MapParcel	Parcel #	Street #	Street Name	BHC Area	Form #	Historic Name	Year Built	NR Dist?	al t?	Contributing?	Individ. NR?	MRA #	MACRIS #	HSSC File #
3		CT	B	SC-26	024	024006		006	1635	Santuit-Newtown Road	SC	26	Oziah A. Baker Homestead	1893	N		N			*	CS-29
3		CT	B	SC-25	024	024041003		041003	1645	Santuit-Newtown Road	SC	25	Pinkham Homestead	1892	N		N			*	CS-25
3		CT	B	CS-38	024	024035		035	1666	Santuit-Newtown Road	CS	38	Antone Sylvia House	1927	N		N			*	CS-38
3		CT	B	CS-37	024	024036		036	1676	Santuit-Newtown Road	CS	37	Frank Frazier House	1926	N		N			*	CS-37
3		CT	B	CS-36	024	024037		037	1682	Santuit-Newtown Road	CS	36	Jordan Rogers House	1914	N		N			*	CS-36
4		CT			024	024038		038	1690	SANTUIT-NEWTOWN ROAD				1920							
3		CT	B	CS-35	024	024039		039	1698	Santuit-Newtown Road	CS	35	Manuel Enos House	1917	N		N			*	CS-35
3		CT	B	CS-33	023	023018		018	1761	Santuit-Newtown Road	CS	33	Manuel Sylvester House	1928	N		N			*	CS-33
3		CT	B	CS-34	023	023017		017	1765	Santuit-Newtown Road	CS	34	Joseph Andrade House	1928	N		N			*	CS-34
4		CT			023		023017	017	1771	SANTUIT-NEWTOWN ROAD				1920							
3		CT	H	N-55						Santuit-Newtown Road	N	55	Lovell's Pond		N		N				CS-55
3		CT	B	SS-4	035	035054		054	6	School Street	SS	4	Harlow Butcher Shop	<1900	N		N			*	SS-4
3		CT	B	SS-3	035	035053		053	12	School Street	SS	3	Gibbs Sandwich Shop	<1898	N		N			*	SS-3
3		CT	B	B-30	035	035052		052	20	School Street	B	30	William Lewis Blacksmith Shop	1870	N		N		BRN.320		CTB-30
3		CT	B	B-31	035	035013		013	33	School Street	B	31	Capt. Edwin Fuller House	1870	N		N		BRN.321		CTB-31
3		CT	B	HS-2	035	035050		050	40	School Street	HS	2	Cotuit Methodist Church	1901	N		N			*	HS-02
3		CT	B	SS-38	035	035014		014	45	School Street	SS	38	Cotuit Post Office	2001	N		N			*	SS-38
3		CT	B	B-33	035	035015		015	61	School Street	B	33	John Coleman House	1805	N		N		BRN.323		CTB-33
3		CT	B	SS-2	035	035023		023	66	School Street	SS	2	Capt. Bennett Coleman House	1899	N		N			*	SS-2
3		CT	B	B-34	035	035022		022	70	School Street	B	43	William Robbins House	1890	N		N		BRN.324		CTB-34
3		CT	B	SS-6	035	035016		016	71	School Street	SS	6	Frederick W. Parker House	1905	N		N			*	SS-6
3		CT	B	SS-7	035	035021		021	82	School Street	SS	7	Robbins Barn	1884	N		N			*	SS-7
3		CT	B	SS-1	035	035017		017	87	School Street	SS	1	Claude Nickerson House	1925	N		N			*	SS-1
3		CT	B	B-35	035	035020		020	94	School Street	B	35	Winthrop Sturges House	1890	N		N		BRN.325		CTB-35
4		CT			035	035018		018	95	SCHOOL STREET				1920							
3		CT	B	SS-8	035	035019		019	105	School Street	SS	8	Abbie A. Phinney Homestead	1891	N		N			*	SS-8
3		CT	B	B-36	020	020039		039	108	School Street	B	36	Hezekiah Coleman House	1787	N		N		BRN.326		CTB-36
3		CT	B	SS-9	020	020040		040	113	School Street	SS	9	Walter T. Perry Homestead	<1891	N		N			*	SS-9
3		CT	B	SS-12	020	020037		037	122	School Street	SS	12	Cora Dottridge Homestead	1900	N		N			*	SS-12
3		CT	B	SS-10	020	020041		041	123	School Street	SS	10	Hartley Warren Homestead	1926	N		N			*	SS-10
3		CT	B	SS-11	020	020072		072	129	School Street	SS	11	George Savery Homestead	1902	N		N			*	SS-11
3		CT	B	SS-13	020	020038		038	134	School Street	SS	13	"Summer Cottage"	1985	N		N			*	SS-13
3		CT	B	SS-15	020	020086		086	141	School Street	SS	15	Elwood Fish/Henry Robbins House	1904	N		N			*	SS-15
3		CT	B	SS-14	020	020042		042	150	School Street	SS	14	Mayflower Cottage "Highland Fling"	c.1950	N		N			*	SS-14
3		CT	B	SS-16	020	020088		088	161	School Street	SS	16	Frank Fisher/George Crowell Hse	1901	N		N			*	SS-16
3		CT	B	SS-17	020	020090		090	183	School Street	SS	17	Ellen Savery Homestead	1913	N		N			*	SS-17
3		CT	B	SS-18	020	020069		069	184	School Street	SS	18	Horace Nickerson House	1931	N		N			*	SS-18
3		CT	B	SS-19	020	020068		068	192	School Street	SS	19	Effie Burlingame House	1915	N		N			*	SS-19
3		CT	B	B-37	020	020091		091	193	School Street	B	37	Capt. Ensign Nickerson, Jr. House	1846	N		N		BRN.327		CTB-37
3		CT	B	SS-20	020	020140		140	206	School Street	SS	20	Willie Jones Homestead/Cotuit Printery	1904	N		N			*	SS-20
3		CT	B	B-38	020	020066		066	224	School Street	B	38	Capt. John Russell Sturges House	1890	N		N		BRN.328		CTB-38
3		CT	B	SS-21	020	020098		098	225	School Street	SS	21	Bradley Nickerson Homestead	<1901	N		N			*	SS-21
3		CT	B	B-39	020	020099		099	241	School Street	B	39	James West House	1850	N		N		BRN.329		CTB-39
3		CT	B	SS-24	020	020100		100	251	School Street	SS	24	Edward Foley House	1916	N		N		Demo'd 2011	*	SS-24
3		CT	B	SS-23	020	020063		063	252	School Street	SS	23	Harry West House	1915	N		N			*	SS-23
3		CT	B	SS-25	020	020101		101	261	School Street	SS	25	Second George Savery House	1915	N		N			*	SS-25

BARNSTABLE HISTORICAL COMMISSION																					
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3		CT	B	SS-26	020	020102		102	267	School Street	SS	26	Mary Ann Foley House	1917	N		N			*	SS-26
3		CT	H	SS-41						School Street, West End	SS	41	Shoestring Bay		N		N			*	PL-5
6		CT	B	CLM-35	018	018085001		085001	14	Sears Road	CLM	35	Shirley Nickerson House	1913	CO		N			*	CLM-35
3		CT	B	CLM-5	019	019093		093	45	Shell Lane	CLM	5	Blind Chet Baker House	1917	N		N			*	CLM-5
3		CT	B	CLM-1	034	034006		006	50	Shell Lane	CLM	1	The Pines Piggery	1916	N		N			*	CLM-1
3		CT	B	CLM-4	019	019094		094	55	Shell Lane	CLM	4	Eugene S. Baker Homestead	1916	N		N			*	CLM-4
3		CT	B	CLM-3	019	019095		095	65	Shell Lane	CLM	3	Eugene F. Baker Homestead	1899	N		N			*	CLM-3
3		CT	B	CLM-2	019	019092		092	66	Shell Lane	CLM	2	Old Cotuit Fire Station	1896	N		N			*	CLM-2
3		CT	B	EL-15	036	036023		023	25	Todd Way	EL	15	William Todd House	1970	N		N				BRN.1862 EL-15
	3	CT	B	WF-11	035		035089	089		Town Landing, Oyster Place	WF	11	Oyster Place	1936	N						
3		CT	B	A-24	023	023028		028	30	Ty-Dee Lane	A	24	Anderson Cooperage	c.1916	N		N			*	CTA-24
3		CT	B	CLM-24	016	016018		018	70	Vineyard Road	CLM	24	Gracie Griffiths House	1928	N		N			*	CLM-24
3		CT	B	CLM-25	016	016019		019	90	Vineyard Road			NOT IN FILE Dr. William Herman House		N		N			*	CLM-25
3		CT	B	CLM-26	016	016022		022	120	Vineyard Road	CLM	26	Lea Luquer House	1931	N		N			*	CLM-26
3		CT	B	CLM-27	015	015008004		008004	185	Vineyard Road	CLM	27	Street Cottage	1920	N		N			*	CLM-27
3		CT	B	CLM-28	015	015004002		004002	190	Vineyard Road	CLM	28	Priority House	1892	N		N			*	CLM-28
3		CT	B	CLM-29	015	015005001		005001	220	Vineyard Road	CLM	26	Bulldozer Barrens	1948	N		N			*	CLM-29
3		CT	B	CLM-30	015	015008		008	250	Vineyard Road			DEMOLISHED 2004		N		N			*	CLM-30
END OF FILE																					

**BARNSTABLE HISTORICAL COMMISSION**  
**June 2, 2020, 4pm – Meeting Minutes**

In accordance with the Governor’s Order Implementing a Phased Reopening of Workplaces and Imposing Workplace Safety Measures to address COVID-19 (COVID-19 Order No. 33) this meeting will be closed to the public to avoid group congregation.

*Alternative public access to this meeting shall be provided in the following manner:*

- 1 *The meeting will be televised via Channel 18 and may be accessed the Channel 18 website at*

**<http://streaming85.townofbarnstable.us/CablecastPublicSite/watch/1?channel=1>**

2. *Real-time access to the Barnstable Historical Commission meeting is available utilizing the Zoom link or telephone number and meeting ID provided below. Public comment can be address to the Barnstable Historical Commission by utilizing the Zoom link or telephone number and meeting ID provided below.*

**Link: <https://zoom.us/j/96668171126>**

**Telephone Number: 888 475 4499 Meeting ID: 96668171126**

3. *Applicants, their representatives and individuals required or entitled to appear before the Barnstable Historical Commission may appear remotely and are not permitted to be physically present at the meeting, and may participate through accessing the link or telephone number provide above. Documentary exhibits and/or visual presentations should be submitted in advance of the meeting to [Paul.Wackrow@town.barnstable.ma.us](mailto:Paul.Wackrow@town.barnstable.ma.us), so that they may be displayed for remote public access viewing.*

The Chair opened the meeting by reading, “*This meeting is being recorded and will be broadcast on Channel 18 and in accordance with MGL Chapter 30A §20, the Chair must inquire whether anyone else is taping this meeting and to please make their presence known.*” There was no response.

**Attendance Roll call:**

Chair Nancy Clark - present  
Vice Chair Nancy Shoemaker - present  
Clerk Marilyn Fifield - present  
George Jessop - present  
Elizabeth Mumford - present  
Cheryl Powell - present  
Fran Parks - present

Alternate, Jack Kay – present (*Alternate vote is only counted when there is no quorum*)

Acting under the provisions of the Code of the Town of Barnstable, ss 112-1 through 112-7, the Historical Commission held a Public Hearing on the following applications determined significant and referred to a Public Hearing.

### **Continued Applications**

**Hyannis Rotary, LLC, c/o Ford and Ford Attorneys at Law, 10 Hyannis Avenue, Hyannis Port, Map 287, Parcel 131, G. B. Holbrook House, built c.1905, Contributing Structure in the Hyannis Port National Register Historic District**

Partial demolition of the Water Tower – remove portions of lower water tower structure and reconstruct; remove top section of water tower and place on newly-reconstructed lower portion; remove and replace all stucco

*The Attorney for the applicant requested review of this application at the June 16, 2020, meeting.*

### **MOTIONS & FINDINGS**

Nancy Shoemaker moved, seconded by Fran Parks, to continue review of the application for 10 Hyannis Avenue, Hyannis Port, at the June 16, 2020, meeting.

Roll call vote; each member responded with aye/nay/abstain when name was called:

Chair Nancy Clark - aye  
Vice Chair Nancy Shoemaker - aye  
Clerk Marilyn Fifield - aye  
George Jessop - aye  
Elizabeth Mumford - aye  
Cheryl Powell - recused  
Fran Parks - aye  
Alternate, Jack Kay - aye

### **Applications**

**Peirson Childrens Trust, Peirson, Elizabeth & Nicholas Trustees, 621 Main Street, Cotuit, Map 036, Parcel 062, Henry Hodges House, built c.1885, Inventoried**

Partial demolition - remove story-and-a-half wing on the southwest elevation of the structure closest to the garage. Reconstruct a one-and-a-half-story wing that connects to the house and add a workshop that will connect to the existing garage

*Represented by: Tim Luff of Architect Associates*

Luff said that nothing would change on the streetscape, and the portion of the structure to be demolished does not appear to be original.

Chair Clark called for public comment, but Sarah Beale confirmed that there was no one waiting to speak from the public.

Mumford felt the new windows would be more appropriate than what existed.

## **MOTIONS & FINDINGS**

### **MOTION I:**

Cheryl Powell moved, seconded by Fran Parks, that, after review and consideration of public testimony, the application, and associated materials, the Significant Building at 621 Main Street, Cotuit, is a Preferably-preserved Significant Building.

Roll call vote; each member responded with aye/nay/abstain when name was called:

Chair Nancy Clark - nay  
Vice Chair Nancy Shoemaker - nay  
Clerk Marilyn Fifield - nay  
George Jessop - nay  
Elizabeth Mumford- nay  
Cheryl Powell - nay  
Fran Parks - nay

### **MOTION II:**

Powell moved, seconded by Parks, that, in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the partial demolition of the building located at 621 Main Street, Cotuit, **is not** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Roll call vote:

Chair Nancy Clark - aye  
Vice Chair Nancy Shoemaker - aye  
Clerk Marilyn Fifield - aye  
George Jessop - aye  
Elizabeth Mumford - aye  
Cheryl Powell - aye  
Fran Parks – aye

**Gresh, Joyce, 183 Osterville-West Barnstable Road, Osterville, Map 120, Parcel 003/002, built 1935**

Full demolition of the cottage structure; partial demolition of the primary structure – partial demolition of the south elevation to construct a two-story addition

**Represented by:** Doug Mullen, Mullen Builders

Mullen described removal of the left elevation, including the connector, and Jessop confirmed that the new addition will not exceed the height of the center section.

Chair Clark was not in favor of the height of the addition. She felt it makes the addition look as though it was part of the original structure and preferred that the roof did not go to the peak.

Jessop suggested a six-inch drop of the ridge, and Mullen felt that the roof height could be lowered by six inches. Chair Clark agreed and preferred that the six-inch drop be specified.

After the partial demo. vote, Mullen described the full demo. of the cottage structure.

Wackrow clarified that the photo is from 2006.

Mullen noted that there is a bathroom in the cottage and added that the back bedroom is just a slab on grade.

## **MOTIONS & FINDINGS**

### **MOTION 1:**

Fran Parks moved, seconded by Nancy Shoemaker, that, after review and consideration of public testimony, the application, and associated materials, the Significant Building at 183 Osterville-West Barnstable, Osterville, is a Preferably-preserved Significant Building.

### **Roll call vote for the partial demolition:**

Shoemaker - nay

Fifield - nay

Jessop - nay

Mumford - nay

Powell - nay

Parks - nay

Clark - nay

### **Roll call vote for the full Demolition**

Cheryl Powell moved, seconded by Fran Parks, that, after review and consideration of public testimony, the application, and associated materials, the Significant Building, the cottage at 183 Osterville-West Barnstable Road, Osterville, is a Preferably-preserved Significant Building.

Shoemaker – nay

Fifield – nay  
Jessop – nay  
Mumford – nay  
Powell – nay  
Parks – nay  
Clark – nay

**Motion II**

Fran Parks moved, seconded by Cheryl Powell, that, in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the partial demolition of the building located at 183 Osterville-West Barnstable Road, Osterville, **is not** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Roll call vote:

**Partial Demo**

Chair Nancy Clark - aye  
Vice Chair Nancy Shoemaker - aye  
Clerk Marilyn Fifield - aye  
George Jessop - aye  
Elizabeth Mumford - aye  
Cheryl Powell - aye  
Fran Parks – aye

**Full demo**

Cheryl Powell moved, seconded by Fran Parks, that, in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the partial demolition of the building located at 183 Osterville-West Barnstable Road, Osterville, **is not** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

Shoemaker – aye  
Fifield – aye  
Jessop – aye  
Mumford – aye  
Powell – aye  
Parks - aye  
Clark - aye

**Other**

- **Letter from Massachusetts Historical Commission regarding 28 Falcon Road Conservation Restriction**  
Chair Clark asked for comments, and Parks and Powell both replied that they are in favor of this project.
- **Update on 2020 Preservation Award**  
Clark hoped for a public presentation at a Town Council meeting
- **Update on Barnstable Prioritized Survey Grant**  
Chair Clark was very happy with the quality of the Inventories thus far.
- **Community Preservation Committee Update**  
Fifield reported that the Town Council approved the funding sought for Tales of Cape Cod

### Approval of Minutes

None at this time

### Matters not reasonably anticipated by Chair

### Adjournment

**Shoemaker moved to adjourn, seconded by Parks. At 5:22pm, so voted, aye unanimous.**

#### Roll call vote to adjourn:

Chair Nancy Clark - aye  
 Vice Chair Nancy Shoemaker - aye  
 Clerk Marilyn Fifield - aye  
 George Jessop - aye  
 Elizabeth Mumford - aye  
 Cheryl Powell - aye  
 Fran Parks - aye  
 Alternate, Jack Kay - aye

**Next Meeting Dates:** June 16, 2020 & July 21, 2020

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 Minutes edited by Commission Clerk Marilyn Fifield

**DRAFT MINUTES**  
**Barnstable Historical Commission**  
**Held via Zoom Meetings**  
**June 16, 2020**

Nancy Clark, Chair	Present
Nancy Shoemaker, Vice Chair	Absent
Marilyn Fifield, Clerk	Present
George Jessop	Present
Cheryl Powell	Present
Frances Park	Present
Jack Kay, Alternate	Present
Jessica Rapp Grasseti, Town Council Liaison	Absent
Paul Wackrow, Planning & Development Staff	Present

Erin Logan, Planning & Development Staff	Present
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Chair Nancy Clark called the meeting to order at 4:00 pm.

*Acting under the provisions of the Code of the Town of Barnstable, ss 112-1 through 112-7, the Historical Commission held a Public Hearing on the following applications previously determined significant and referred to Public Hearing:*

**Continued Applications**

**Hyannis Rotary, LLC, c/o Ford and Ford Attorneys at Law, 10 Hyannis Avenue, Hyannis Port, Map 287, Parcel 131, G. B. Holbrook House, built c.1905, Contributing Structure in the Hyannis Port National Register Historic District**

Partial demolition of the Water Tower – remove portions of lower water tower structure and reconstruct; remove top section of water tower and place on newly-reconstructed lower portion; remove and replace all stucco

Represented by: Attorney Mike Ford

*Commissioner Powell recused herself from consideration of this application.*

Attorney Ford advised that he was looking to continue review of this application, explaining that they were getting close, but have been waiting for the final documents from the State in order to proceed.

Parks moved, seconded by Mumford, to continue review of this application to the July 21, 2020, meeting. So voted: Aye (Clark, Fifield, Mumford, Parks, Jessop, Kay)

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*Commissioner Powell returned to the meeting.*

**Kaschuluk, Jeffrey, 58 Wianno Avenue, Osterville, Map 141, Parcel 003/000, Watson Adams House, built 1869, Inventoried Partial demolition – demolish portions of the structure and relocate remaining structure**

Chair Clark advised that a request was received to continue review of this application to the July meeting.

Parks moved, seconded by Mumford, to continue review of this application to the July 21, 2020, meeting. So voted: Aye (Clark, Fifield, Mumford, Parks, Jessop, Kay, Powell)

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**Litchfield, William, Trustee; Fortuna Nominee Trust; c/o Sullivan, Regina, 468 Wianno Avenue, Osterville, Map 163, Parcel 003, Granny's Annex, Mrs. Henry W. Wellington House, built 1874, Contributing Structure in the Wianno National Register Historic District**

Partial Demolition – demolish and reconstruct east elevation steps, construct new deck and pergola leading from the east elevation entrance to connect with existing decking on the north elevation; expand existing north and west elevation decking, including several sets of stairs leading to yard/pool area

Represented by: Regina Sullivan, owner

Sullivan described the project as providing for people to enter the house without climbing stairs.

Chair Clark asked for comments from the public, but Channel 18 Station Manager Sarah Beal confirmed that no members of the public were present.

Chair Clark was concerned with the decking on the front, and Jessop added that the garage is about a story below the east bay level.

Sullivan advised that there was a deck opposite the garage, but she wanted to replace that and also provide a level surface.

Chair Clark was concerned with a wrap-around deck, and preferred replacing the existing decking.

Parks confirmed that the only portion being added is in front of the kitchen and the great room, and she considered the change rather minimal compared with other houses in the area.

Jessop felt that, from an accessibility standpoint, this is a restrained design that is acceptable and appropriate.

**Motion I:**

Powell moved, seconded by Parks, that the Barnstable Historical Commission finds and determines after review and consideration of the file and hearing testimony that:

- The property is outside a local historic district;
- The property is a Contributing Structure in a National Register Historic District;
- The actions proposed constitute a substantial alteration that would jeopardize the historic structure’s status as a Contributing Structure in a National Register Historic District as defined in §3 of the Cape Cod Commission Development of Regional Impact Review Threshold;

The Barnstable Historical Commission further finds and determines that in exceeding these threshold criteria the project is subject to a mandatory referral to the Cape Cod Commission as a Development of Regional Impact.

So voted:

Nay - Mumford, Jessop, Fifiield, Powell, Parks

Aye - Kay

Abstain - Clark

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**Motion II:**

Powell moved, seconded by Parks, that the Barnstable Historical Commission finds, after review and consideration of public testimony, the application, and record file for the partial demolition proposed, that this Significant Building is a Preferably-preserved Significant Building

So voted:

Nay - Fifiield, Jessop, Mumford, Powell, Parks, Kay

Aye - none

Abstain - Clark

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**Motion III:**

Powell moved, seconded by Parks, that, in accordance with Section 112-3(F), the Barnstable Historical Commission determines that the partial demolition **is not** detrimental to the historical, cultural, and architectural heritage or resources of the Town.

So voted:

Aye - Fifiield, Jessop, Mumford, Powell, Parks, Kay

Nay - none

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**Cappellucci, David & Colleen, 31 Eel River Road, Osterville, Map 116, Parcel 106, built 1925**

Full demolition – full demolition of the main structure

Represented by: David & Colleen Cappellucci & Gordon Clark of Northside Design Associates

Gordon Clark represented the applicant seeking approval for a full demolition of the structure built in 1925. He found nothing significant about the design of the house and did not feel that it contributes to its neighborhood. He described it as currently in disrepair, with rotted gutters along with the wood rafters. He said the house was on the market for 3 years without a buyer and sat vacant. He added that the bathroom plumbing is not up to code, and it's not certain if this structure would survive a move. He reported that some attempt was made to mitigate the crawlspace mold and mildew, but he said it was not successful, so the current owners would prefer to demolish the structure and replace it with something that is compatible with the neighborhood.

Clark confirmed the new owners purchased the property on June 4, 2020, and she felt the house is in reasonable condition.

Gordon Clark cautioned that the house would have to be considerably reconstructed in order to avoid demolition.

Wackrow noted that the house has not been inventoried.

Jessop suspected that the house would at least need to be raised for a new foundation.

Powell added that the house does not appear to be in bad shape.

Gordon Clark asked the Commissioners if there is something special about this house that would make it worth saving: any features the Commission is looking to save.

Clark advised they can come back with something other than a total demolition, and Cappalucci said they would like to construct a garage with a breezeway.

Paul Wackrow suggested continuing review of this application so that the applicant may consider a partial demolition.

**Motion I:**

Powell moved, seconded by Parks, to continue review of this application at the July 21, 2020, meeting.

So voted: Aye, unanimous

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**Request for withdrawal**

**Wachusett PCK, LLC, 90 Wachusett Avenue, Hyannis Port, Map 287, Parcel 084, Arts and Crafts, built c.1880, Contributing Structure in the Hyannis Port National Register Historic District**

Request to withdraw Notice of Intent to Demolish received on November 21, 2019, and subsequently heard at the January 21, 2020, meeting when the application was referred to the Cape Cod Commission

Chair Clark noted that the request seeks to withdraw this application without prejudice.

Mumford moved, seconded by Parks, to withdraw this application without prejudice.

So voted: Aye, unanimous

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**OTHER**

- Correspondence received from **EBI Consulting – Invitation to Comment** – EBI Project #6120004909 regarding a proposed telecommunications facility installation

The Commissioners reviewed the project at 2049 Meetinghouse Way in West Barnstable proposing installation of a telecommunication facility.

Parks felt the project was inappropriate.

Jessop commented that the pole may be taller than the church steeple.

Chair Clark said she would like more information and would like to see a balloon test.

Mumford said she would like to see an illustration of the church steeple with the pole in the back.

It was decided that the items needed from EBI Consulting were:

Balloon test

Illustration

Height comparison to buildings and steeple

Photo of the actual antennae

Chair added that the impact on the historic church itself makes this a sensitive project.

Fifield suggested sending the comments to the State Historical Commission.

- Community Preservation Committee Update – Fifield reported that there was nothing new affecting historic properties at this time.
- Discussion of upcoming historical events open to the public

#### APPROVAL OF MINUTES

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**With no further business before this Commission, a motion was duly made by Parks and seconded by Jessop to adjourn the meeting at 5:37pm. So voted: Aye, unanimous**

Respectfully Submitted,

Erin K. Logan, Recording Secretary

and edited by Commission Clerk Marilyn Fifield

**DRAFT MINUTES**  
**Barnstable Historical Commission**  
***Held by remote participation via Zoom Meetings***  
**December 15, 2020 @4:00PM**

Nancy Clark, Chair	Present
Nancy Shoemaker, Vice Chair	Present
Marilyn Fifield, Clerk	Present
George Jessop	Absent
Cheryl Powell	Present
Frances Park	Present
Jack Kay, Alternate	Absent
Jessica Rapp Grasseti, Town Council Liaison	Absent
Kate Maldonado, Planning & Development Staff	Present
Erin Logan, Planning & Development Staff	Present

Chair Nancy Clark called the meeting to order at 4:00 pm

*Acting under the provisions of the Code of the Town of Barnstable, ss 112-1 through 112-7, the Historical Commission held a Public Hearing on the following applications previously determined significant and referred to Public Hearing:*

**APPLICATIONS**

**Pozen, Daniel & Garni, Heather, Trustees, 960 Main Street, Cotuit, Map 035, Parcel 095, Hervey Fisher Barn, built 1860, Contributing Structure in the Cotuit National Register Historic District**

Partial Demolition; construct a 12'X12' 2<sup>nd</sup>-story addition over the existing screened porch

Applicant representative: Bill Picardi

Public Comment: D. J. Mackinnon, abutter

Picardi described the project as partial demolition of the 1<sup>st</sup> story roof of the existing screened porch in order to construct a 2<sup>nd</sup> story addition.

Chair Clark noted that the change would be visible from the water [Cotuit Bay].

Chair Clark called for public comment, and abutter D. J. Mackinnon spoke in support of the project.

Vice Chair Shoemaker felt the project was not harmful, and Commissioner Powell spoke in favor of the project.

Commissioner Parks noted that the property was visible from Freedom Hall, and she was in favor of it.

**Motion I**

Parks moved, seconded by Powell, that, after review and consideration of public testimony, the application, and associated materials, the project is subject to a mandatory referral to the Cape Cod Commission as a Development of Regional Impact.

So voted: Nay, Unanimous (Shoemaker, Powell, Parks, Fifield, Clark)

### **Motion II**

Parks moved, seconded by Powell, that, after review and consideration of public testimony, the application, and record file for the partial demolition proposed at 960 Main Street, Cotuit, this Significant Building is a Preferably-preserved Significant Building.

So voted: Nay, Unanimous (Shoemaker, Powell, Parks, Fifield, Clark)

### **Motion III**

Parks moved, seconded by Powell, that the Barnstable Historical Commission determines that the partial demolition of the building located at 960 Main Street, Cotuit, is not detrimental to the historical, cultural, and architectural heritage or resources of the Town.

So voted: Aye, Unanimous (Shoemaker, Powell, Parks, Fifield, Clark)

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**Request to withdraw without prejudice** the application received on February 2, 2020, for **Kelley, Matthew & Laurie, 554 Wianno Avenue, Osterville, Map 162, Parcel 013/000, George H. Phelps House, built 1882, Contributing Structure in the Wianno National Register Historic District** for the partial demolition of portions of the structure and relocating of the remaining structure to 58 Wianno Avenue, Osterville. This application had been referred to the Cape Cod Commission at the September 15, 2020, meeting.

### **Motion for withdrawal**

Powell moved, seconded by Parks, to accept the withdrawal of the application for 554 Wianno Avenue, Osterville, without prejudice.

So voted: Aye, Unanimous (Shoemaker, Powell, Parks, Fifield, Clark)

### **OTHER**

- Sturgis Library – Vote to draft a letter of support for proposed restoration project; Lucy Loomis, Strugis Library Director, was present and described the restoration project, including replacing shingles, repairing chimney, replacing some windows, correcting drainage problems and adding new signage.

Powell moved, seconded by Parks, to draft a letter of support for the Sturgis Library Restoration Project.  
So voted: Aye, Unanimous.

- Chair Clark advised the Commissioners that the property located at 774 Old Falmouth Road, Marstons Mills, has been ordered for a full demolition by the Building Commissioner due to safety concerns.
- 2021 Preservation Awards – Commissioners discussed and decided on the deadline of April 30, 2021, to submit nominations; they also decided that winners would be selected by May 18, 2021, and the announcement to the public would be in June.

### **APPROVAL OF MINUTES**

Powell moved, seconded by Parks, to approve the October 20, 2020, minutes. So voted: Aye, Unanimous

Powell moved seconded by Parks to approve the November 17, 2020, minutes. So voted: Aye, Unanimous

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**Next meetings: January 19, 2021.**

**With no further business before this Commission, a motion was duly made by Shoemaker and seconded by Powell to adjourn the meeting at 4:38pm.**

Respectfully Submitted,  
Erin K. Logan, Recording Secretary  
and edited by Commission Clerk Marilyn Fifield

Exhibit A	Notice of Intent to Demolish	035/095/000
Exhibit B	Withdrawal NOID	162/013/000
Exhibit C	Minutes	October 20, 2020
Exhibit D	Minutes	November 17, 2020