



Town of Barnstable
Hyannis Main Street Waterfront Historic District Commission
www.townofbarnstable.ma.us/hyannismainstreet

MINUTES
NOVEMBER 4, 2020

Members Present: Cheryl Powell, Betsy Young, Cecelia Carey, David Sorensen

Members Absent: David Colombo, Tim Ferreira and Jack Kay

Staff Present: Karen Herrand, Principal Assistant, Gloria McPherson, Economic Development Coordinator, Planning & Development Dept.

The Hyannis Main Street Waterfront Historic District Commission's 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 accessed via the Channel 18 website at <http://streaming85.townofbarnstable.us/CablecastPublicSite/>

2. Real-time access to the Hyannis Main Street Waterfront Historic District Commission meeting is available utilizing the Zoom link or telephone number and Meeting ID provided below. Public comment can be addressed to the Hyannis Main Street Waterfront Historic District Commission utilizing the Zoom link or telephone number and Meeting ID provided below.

Link: <https://zoom.us/j/99618095404>

Phone: 888 475 4499 US Toll-free

Meeting ID: 996 1809 5404

3. Applicants, their representatives and individuals required or entitled to appear before the Hyannis Main Street Waterfront Historic District 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 so that they may be displayed for remote public access viewing. Please note that this meeting will be recorded and broadcast on Channel 18 and, in accordance with *MGL Chapter 30A §20*, anyone taping this meeting please make their presence known.

Please silence your cell phones

Call to Order

Roll Call

Attendance Roll Call:

Jack Kay – absent

David Colombo - absent

Time Ferreira – absent

Betsy Young – present

Cecelia Carey – present

David Sorensen – present

Cheryl Powell - present

Welcome to New Members, Special Guests, and Advisors

Housekeeping

BARNSTABLE TOWN CLERK

12/3/20

Chair Cheryl Powell informs the Commission that Commissioner David Dumont has resigned. He was with the Commission about 3 years. He's moving out of state. He will be missed.

Temporary Pavillion – 75 School Street, Hyannis

Attorney Mark Boudreau in attendance. President of Champs Homes, Inc. Campus on School Street. Organization that deals with homeless population – would like to put a vinyl skin around the Pavillion. AA support group meetings done here. Would like to bring inside now that cold weather outside. Exhibit A . Heaters to be approved by Fire Dept. and as needed. Limited amount of persons per state compliance for attendance.

Chair Cheryl Powell asks if any public comment – None. This is not an application.

Betsy Young asks for clarification about this/is it an application?

Chair Cheryl Powell replies and refers to letter of May 20, 2020, as sent to Town Manager, Exhibit B. COVID temporary restrictions and temporary structures. She reads into record:

The Commission is exploring strategies to expedite approvals for temporary installed in response to the modified operations due to COVID-19 pandemic. Temporary structures may include signs, fences, walls, planters and expanded outdoor dining area equipment and site features. Section 30 of the Hyannis Main Street Waterfront Historic District Ordinance addresses items that are excluded from the Commission's purview, which includes temporary structures used in connection with charitable drives. Should the Commission determine temporary structures proposed as a result of COVID-19 fall within the charitable drive category, the Commission may also specify conditions pertaining to the duration of existence and use, location, lighting, removal, and similar matters for temporary structures. Such conditions would allow for temporary signs and structures proposed as a result of COVID-19 to be approved administratively, subject to conditions consistent with the intent and purpose of the Historic District Ordinance.

All temporary structures proposed subject to these conditions, must be installed with permission of property owners and may remain in place until phase 4 of reopening or plan or the State of Emergency is lifted, whichever comes later, unless an application for a Certificate of Appropriateness is filed with the Commission prior to that date, pursuant to Section 29.B (1) through (3).

All temporary structures must be located on the property owner's premises and not on the public property unless approved by the Town Manager. Temporary structures and signs may be subject to permitting from the Building Dept.

All temporary signage must directly relate to social distancing mandates or modified business operations in response to mitigate the spread of COVID 19.

Commission affirms temporary structure exclusion and develops and adopts conditions until Phase 4 of reopening plan or the State of Emergency is lifted, whichever comes first. Encourage Town to assist store and retail owners to find a way to accommodate temporary outdoor displays for retail establishments.

HHDC does not wish to overstep its authority, but merely wants to address possible ways to help the business owners in the historic district during this time of crises – submitting our recommendations to you for consideration to be included in the Town's overall response package, also because part of what we propose pertains to town property. For example, several of the restaurants have the ability to extend outside, whilst others have town parking lots bordering their premises where they might be permitted to place tables. If temporarily permissible. The store owners are more difficult as, although we appreciate that they would prefer to place their wares along the sidewalks, there is an obvious concern for safety. If a store owner utilizes the sidewalk in front of their establishments, then it compromises social distancing, and the safety of pedestrians who would need to then walk between parked cars and in the street with traffic. One last suggestion might be to close Main Street for traffic so that the sidewalks might be used, thus creating a plaza type of atmosphere that would promote social distancing and safety.

Chair Cheryl Powell clarifies they will not be using sidewalks - Attorney Boudreau replies correct, no sidewalks..

Chair Cheryl Powell clarifies not a permanent structure and recommends contacting the Bldg. Dept. to see if they have a say for this. Thinks all Commissioner's should know/have a say and feels it falls into this category.

Gloria McPherson thinks this is in keeping with the agreements made with the Town due to the pandemic, temporary structure, specifically because of the pandemic. It's outside and in compliance with and trying to keep safe.

Chair Cheryl Powell clarifies administrative so businesses and interests can stay alive.

David Sorensen moves that this inquiry is acceptable and is in preservation and protection of the District, Chair Cheryl Powell interjects – this is acceptable, has come before Commission and is in compliance with temporary structures, seconded by Cecelia Carey,

Roll Call:

**Betsy Young – aye
David Sorensen - aye
Cecelia Carey – aye
Cheryl Powell – aye**

Reminder of Commission's Purpose and Proper Procedure

New Business

Rapp Family Limited Partnership – 239 Main Street, Hyannis, Map 327 Parcel 126
Paint and Awnings

Stuart Rapp in attendance. Explains the proposal/application. Color choices, Hedgerow, trim to be painted Weston Flax and exterior doors Caliente AF290. He has been in touch with original awning company, only covers Main St. side of Bldg. Awning color, pomegranate color, refers to samples, Exhibit C.

Chair Cheryl Powell clarifies the colors for the door and the trim - this is basically what the color is now.

Stuart Rapp replies, yes virtually the same, but a bit lighter. The intention is to refresh the structure.

Chair Cheryl Powell asks for any public comment. None. Chair closes public comment.

Betsy Young asks about clarification of awning on Pleasant Street. The way the awning is now looks a bit unfinished, doesn't go fully around the Building.

Stuart Rapp explains that they will recover the existing frame that is there with a new cover. Awning currently covering from the door that faces Main Street, and goes around front entry of structure. Other door, entrance to Cook Supply store, this will stay in tact. They have owned since 1982.

Gloria McPherson thinks colors go with the district.

Chair Cheryl Powell entertains a motion for the Findings, moved by David Sorensen to find this application for 239 Main Street to be compatible with the preservation and protection of the District, seconded by Betsy Young,

Roll Call Vote:

**BetsyYoung - aye
Cecelia Carey - aye
David Sorensen - aye
Cheryl Powell - aye**

Chair Cheryl Powell entertains a motion for a Certificate of Appropriateness, moved by Cecelia Carey to issue for 239 Main Street, Hyannis, as described in the submitted materials, seconded by Betsy Young,

Roll Call Vote:

**Cecelia Carey - aye
David Sorensen - aye
Betsy Young - aye
Cheryl Powell - aye**

Stuart Rapp asks if he would like to continue the awning to wrap around the building, would he need to come back to the Commission?

Chair Cheryl Powell suggests possibly amending the Findings and Certificate of Appropriateness to include the allowance for this.

Gloria McPherson asks if the awning has always been like this? Maybe put a condition or option to do the additional section. Stuart Rapp states yes, since owned.

Chair Cheryl Powell entertains a motion to amend the Findings to include "to be able to wrap around to Pleasant Street side/the awning" This option will be added to the Certificate of Appropriateness, moved by David Sorensen as amended to extend the awning to Pleasant St. side, this is compatible with the preservation and protection of the District, seconded by Betsy Young,

Roll Call Vote:

**Cecelia Carey – aye
Betsy Young – aye
David Sorensen – aye
Cheryl Powell – aye**

Chair Cheryl Powell entertains a motion to amend the Certificate of Appropriateness, moved by Betsy Young to amend the Certificate of Appropriateness for the application to include wrapping the awning around to Pleasant St., side of building, seconded by David Sorensen,

Roll Call Vote

**Betsy Young – aye
Cecelia Carey – aye
David Sorensen – aye
Cheryl Powell - aye**

Other Business

Approval of October 7, 2020 Draft Minutes (tabled at October 21, 2020, meeting)

Chair Cheryl Powell entertains a motion to approve the minutes of Oct. 7, 2020, moved by Betsy Young, seconded by Cecelia Carey,

Roll Call Vote:

**Betsy Young - aye
Cecilia Carey - aye
David Sorensen - aye
Cheryl Powell - aye**

Approval of October 21, 2020 Draft Minutes

Chair Cheryl Powell entertains a motion to approve the draft minutes of Oct. 21, 2020, moved by Betsy Young, seconded by David Sorensen,

Roll Call Vote:

**Betsy Young - aye
Cecelia Carey - aye
David Sorensen - aye
Cheryl Powell - aye**

Next HHDC meeting scheduled for November 18th and December 2, 2020

Adjournment

Chair Cheryl Powell entertains a motion to adjourn, moved by David Sorensen, seconded by Betsy Young,

Roll Call Vote

**Betsy Young - aye
Cecelia Carey - aye
David Sorensen - aye
Cheryl Powell - aye**

The meeting ended at 7:16 p.m.

Submitted by: Karen Herrand

List of Exhibit Documents

Exhibit A – Pictures of pavilion and temp structure – 75 School Street, Hyannis

Exhibit B – Letter dated May 28, 2020 – Town Manager HHDC temporary signs/structures per COVID

Exhibit C – Color samples – 239 Main St., Hyannis, Map/Par 327/126

APPROVED