

MINUTES

Easton Historic District Commission Easton, Maryland

June 9, 2014

Members Present: Kurt Herrmann, Chairman, Adam Theeke, Robert Arnouts, Kevin Gibson, George Koste and Mark Beck.

Members Absent:

Mr. Herrmann called the meeting to order at 6:00 p.m.

Opening statement given by the Chairman.

The Commission operates under the authority granted to it by section 701 of the Town of Easton Zoning Ordinance. And, I hereby open the record of the public hearing on cases heard this evening and, in accordance with our legal responsibilities, I enter into the record the following items: notice of the public hearing, adopted design guidelines, resumes of commission members and any consultants used by the Commission, records of any previous meetings, and any letters to the Commission on a case.

*The decisions of the HDC may be appealed within 30 days of approval.
General Order of the hearing of Applications*

- *Introduction of the application by the presiding officer*
- *Presentation by the applicant or his agent*
- *Questions by members of the Commission*
- *Public comment*
- *Petitioner rebuttal*
- *Discussion and consideration by the Commission*
- *Decision motion and statement of Basis for Decision*

The applicant may withdraw the application at any time up to when the vote is taken. A Certificate of Appropriateness shall lapse upon the expiration of the corresponding Building Permit. For applications that require a building permit but for which none is issued, this Certificate of Appropriateness shall lapse six (6) months after its issuance. In the event a building permit is not required, the Certificate of Appropriateness shall lapse six (6) months from its issuance if substantial work is not underway. For good cause shown, this period may be extended by the Commission.

I will now entertain a motion to accept the agenda for this evening.

The agenda for the June 9, 2014 meeting was approved.

OLD BUSINESS:

88-2013 112 Locust Lane Kirk Bowser, Applicant.

Mr. Bowser was not present.

NEW BUSINESS:

22-2014 30 E. Dover Street Jim Padgett.

Mr. Padgett on behalf of Hill's Drug Store, is before the Commission with a request to replace an existing door. He explained that the door is located to the right of the main entrance to Hill's Drug Store. In order to meet the Town's Code Compliance the door needs to have a 3' opening and swing outward. Mr. Padgett is proposing a new 36" wide fiberglass door (simulated divided light) smooth finish. All wood trim/casing to be replaced in-kind. The Commission stated that the door to be replaced is considered non-contributing as it is not original to the building.

Upon motion of Mr. Beck, seconded by Mr. Gibson the Commission voted 6-0 to approve the replacement door as amended and stated above.

26-2014 331 Dover Street Philicia Drayton, Tenant.

Ms. Drayton is before the Commission with a request to install a new hanging sign. Proposed sign would be wooden with vinyl lettering and will be installed with an iron bracket.

Upon motion of Mr. Gibson, seconded by Mr. Beck the Commission voted 6-0 to approve the application as submitted.

30-2014 208 S. Hanson Street Timothy Schneider, Owner.

Mr. Schneider is before the Commission with a request to replace the existing 6' high stockade fence with a new 6' cedar stockade fence. Proposed gate(s) would be 4'.

Upon motion of Mr. Gibson, seconded by Mr. Beck the Commission voted 6-0 to approve the application as submitted.

27-2014 102 N. Harrison Street Kurt Petzold, Owner.

Mr. Petzold is before the Commission with a request to install a 6' wooden privacy fence (approximately 50 feet) at the rear of the property. Mr. Petzold stated he would like to construct the fence to reduce foot traffic across his property and trash.

Upon motion of Mr. Gibson, seconded by Mr. Beck the Commission voted 6-0 to approve the application as submitted and fence location as shown on plat titled "*Douglas R. Arnott and Frank Collyer, Trustees*" dated 12/23/09.

31-2014 106 N. West Street Christine Dayton, Architect.

Ms. Dayton was before the Commission with a request to demolish the existing structurally failing, single story building and replace it with a new single story building. The new building will be constructed of masonry, finished in stucco and/or approved split face or textured finished block with a standing seam metal roof. The Commission stated that the building is non-contributing. The Commission was favorable of the demolition/re-construction but asked Ms. Dayton to provide them with specs on the roof, windows and doors.

Upon motion of Mr. Theeke, seconded by Mr. Koste the Commission voted 6-0 to Table the application as more information is needed from the applicant.

The next item was a discussion of shutter replacement at **214 Goldsborough Street**. Mr. Ipolito was present at the meeting. Mr. Ipolito explained to the Commission they are continuing the restoration of the Bishop's House with installation of shutters that are compatible with the historic fabric. He stated that he has found a firm to make the shutters. The Commission was favorable to the proposed work and advised the applicant to make a formal application.

The meeting was adjourned at 7:40 p.m. by motion of Mr. Herrmann and seconded by Mr. Theeke.

Respectfully submitted,

Stacie S. Rice
Planning Secretary