

MINUTES

Easton Historic District Commission Easton, Maryland

October 13, 2014

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

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 October 13, 2014 meeting was approved.

The Commission voted unanimously to approve the September 22nd minutes as prepared.

OLD BUSINESS:

There was no old business to be discussed.

NEW BUSINESS:

64-2014 311 S. Aurora Street Peter Howell, Owner.

Mr. Howell was not present at the meeting, but the Commission felt they had enough information to proceed. The applicant is proposing to replace the rotting picket fence and posts (in-kind). Proposed fence to be 60" high (grade to top of picket), posts every 8'. They are proposing 3 gates. The Commission suggested picket spacing be 1 ¾" between pickets (proposal was 2"). .

Upon motion of Mr. Theeke, seconded by Mr. Gibson the Commission voted 6-0 to approve the request as modified.

63-2014 130 S. Harrison Street Patrick Murphy, Owner.

Mr. Murphy is before the Commission with a request to replace the old, deteriorating wood windows with Anderson 400 composite windows. The aluminum storm windows will be removed. The applicant agreed to put simulated divided light windows on the front façade (5 windows) only. The remainder of the windows will be Anderson with interior wood grilles. All gable vents will remain.

The Commission noted that this structure is non-contributing (built in 1950).

Upon motion of Mr. Theeke, seconded by Mr. Gibson the Commission voted 7-0 to approve the request as modified and stated above. The Commission also approved a side casement windows if needed for egress.

The meeting was adjourned at 7:00 p.m. by motion of Mr. Herrmann and seconded by Mr. Theeke.

Respectfully submitted,

Stacie S. Rice
Planning Secretary