

Easton Historic District Commission
Easton, Maryland
May 23, 2011

Members Present: Roger Bollman, Chairman, Adam Theeke, John Sener, Kurt Herrmann, Lena Gill, and Joyce DeLaurentis.

Absent: Mark Beck.

Mr. Bollman called the meeting to order at 6:00 p.m.
The minutes of the previous meeting were approved.

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 evening was accepted 5-0.

Consent Docket Approvals

- none

Staff Approvals

- None

Business:

30-2011 204 Brookletts Ave. Talbot & Chris Bone, Owners.

This application covers modifications to an existing carriage house and connecting it to the main house. Concept sketches are shown on Martella drawings A1, A2, A3, and A4, dated 4/25/11 but modified for this meeting. The new addition and garage modifications are compatible and meet the Guidelines on pg 34 R1 and pg 83 R2. The applicant will return at a later date to discuss

window and door details. Applicant will submit a cut sheet for windows and door units to be placed on file.

Approved as noted above – Motion by DeLarentis, passed 5-0, Bollman recused, Herrmann recused.

25-2011 501 August St. Susan Griep, Owner.

The applicant did not appear. The application remains tabled.

32-2011 12 Talbot Lane Jeff Morton, Contractor.

This application covers a sign already installed at this address. It agrees with the Guidelines on pg 68 R2. The small text is normally not appropriate but in this case is tiny, difficult to see, and blends into the background.

Approved as Submitted – Motion by Gill, passed 6-0.

33-2011 120 S. Hanson St. Michael Tunis, Tenant.

This application covers installation of a small section of used 36” wood stockade fence along the north property line, east of the shed. Also included is a 2’x30’ standard brick walk connecting the house to the shed. It meets the Guidelines on pg 32 R4 and pg 23 R2.

Approved as Submitted – Motion by Herrmann, passed 6-0.

Items from the Commission

- The Commission discussed the new street signs.
- The Commission discussed the highlights of the recent Preservation Conference in Annapolis.

The meeting was adjourned at 7:15 pm.

Respectfully submitted,

Roger A. Bollman, Chairman
Historic District Commission

cc: Zach Smith, Current Planner.