

MINUTES

Easton Historic District Commission Easton, Maryland

September 24, 2012

Members Present: Kurt Herrmann, Chairman, Adam Theeke, Vice Chairman, Lena Gill, John Sener, Robert Arnouts and Mark Beck.

Absent:

Mr. Herrmann called the meeting to order at 6:00 p.m.
The minutes of the September 10th 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 September 24, 2012 meeting was approved as amended (6-0).

Consent Docket Approvals - None

Staff Approvals - None

NEW BUSINESS:

62-2012 213 Brookletts Avenue Margaret Garey, Owner.

The applicant would like to extend her existing fence along the property line between 211 & 213 Brookletts Avenue. Right now a dog leg exists towards the back. The new fence would be a 6 foot fence with “acorn” style finials to match existing. The applicant also wants to keep the dog leg fenced area as a storage area with access to either side from the middle. Upon motion by Mrs. Gill, seconded by Mr. Beck the Commission voted 6-0 to approve the application as submitted
The application meets the Guidelines Pg.32 R 3 & 4

63-2012 107 Beech Place Len White, Long Fence.

The applicant was not present at the meeting. The request is to replace the existing 4’ wooden fence with a new fence. In-kind replacement. Fence will be same style and will be placed in the same location. Upon motion of Mr. Arnouts seconded by Mr. Theeke the Commission voted 6-0 to approve the application as submitted.
The application meets the Guidelines.

65-2012 311 Needwood Avenue David Carouge, Owner.

The applicant would like to replace two existing (replacement windows) with casement windows that match the other windows to meet the Town Code Requirements for egress. The applicant would also like to add a door at the rear of the house where there are currently two windows. Door opening would be the same. Upon motion of Mr. Sener, seconded by Mr. Theeke the Commission voted 6-0 to approve the egress windows as submitted and per the Town of Easton building code. The Commission approved the installation of a patio door with the understanding that it will consist of fixed panel in conjunction with operating panel instead of proposed slider. The applicant is to submit a picture of proposed door for the file.
The application meets the Guidelines on Page 48, R 4 and Page 51, R 3.

66-2012 7 E. Dover Street Chris Robinson, Democratic Forum.

The applicant would like to erect one temporary 2’ x 10’ sign above the storefront. The proposed sign would have a blue background with white letters spelling out “Democratic Headquarters” and below in a smaller typeface “Talbot County, Maryland”. The molding around the sign could possibly be red. Any further information could be supplied on a sign or signs attached to the inside of the window.

Upon motion of Mr. Theeke, seconded by Mr. Beck the Commission voted 6-0 to approve the sign as amended with the understanding that the sign cannot protrude more that 3” from the building.

The application meets the Guidelines Page 66, R 3 and NR 1

Items from Staff

The meeting was adjourned at 6:50 p.m. by motion of Mr. Arnouts seconded by Mrs. Gill.

Respectfully submitted,

Stacie S. Rice
Planning Secretary