

Historic District Commission Public Hearing Minutes – October 5, 2020

Time: 7:31p.m. – 9:06 p.m.

Members Present: Ben Franklin, Chair; Richard Smith, Vice Chair; Sylvia Belkin, alternate; Jer Jurma, Ingrid Strong; Andrew Steingiser

Location: Virtual Meeting

The public hearing was video recorded.

Agenda:

CERTIFICATES OF APPROPRIATENESS

- a. **Continued - 20HDC-43 (41 Paradise Road)** – Request to install eleven solar lights on fence posts. (Parcel ID: 1-38). Amy and Matt Mastrogiacomo, applicants & homeowners, were present.

Amy explained that solar lights do not provide as much lighting as they had anticipated. However, they have not yet found a lighting fixture that they like. They are thinking of hardwire lighting, nothing too invasive. They would like to continue the petition to the November meeting.

There was no public comment.

MOTION: S. Belkin to continue the petition to November. Seconded by J. Jurma; unanimously approved.

- b. **Continued – 20HDC-54 (173 Redington Street)** – Request to replace six windows, none of which are original to the home. (Parcel ID: 4-123).

Marissa Meaney, the Land Use Coordinator, spoke on behalf of petitioner and homeowner Karen Murphy, with whom she had been corresponding via email prior to the meeting. At this time, Ms. Murphy has chosen to not move forward with the three kitchen windows, and will thus move forward only with the windows that were approved by the Commission at the September meeting.

As evidence, she submitted a revised contract from Andersen which removed the three kitchen windows. Additionally, the contract also stated that the windowpanes were changed from “Grilles between glass” to “Fully Divided Light,” which reflects the conditions of the Commission that were set in September.

- c. **20HDC-57 (47 Paradise Road)** – Request to remove and replace stockade fencing along eastern property line and match with existing vinyl fencing that currently encloses remaining portions of backyard. (Parcel ID: 1-39) Megan Ramirez, applicant and homeowner, was present.

B. Franklin began the discussion by stating that vinyl fencing is normally discouraged. J. Jurma inquired whether it would be possible to move the fence back, further away from the driveway. If so, then that may increase the possibility of using vinyl.

Given that there have been no previous approvals for vinyl fencing in the Olmsted Historic District, the Commission is hesitant to set a precedent by approving this petition, especially if high cost and/or lack of available materials for other types of fencing is not an issue. A. Steingiser stated that he would be willing to accept vinyl fencing if it was restricted to the rear end of the lot, even if slightly visible from public way.

R. Smith and A. Steingiser proposed the approval of the petition based on the intended purpose of the fence which would be to match what currently exists in the backyard. The Commission then deliberated the idea of

matching the design of the existing vinyl fence with a cedar wood that could be then painted white.

Based on the discussion, the Commission agreed to approve the replacement of the fence with a wood or paintable composite material to match either the neighbor's flat-top cedar fence or the owner's existing vinyl fence.

There was no public comment.

MOTION: J. Jurma to approve COA. Seconded by I. Strong; unanimously approved.

- d. **20HDC-56 (400 Essex Street)** – Request to install privacy panels to conceal portable restrooms located behind Andrew's Memorial Chapel. Panels are painted to match the chapel and add additional camouflage. Gino Cresta, applicant and representative of the Town of Swampscott, was present.

Both Gino and the Commission are in agreement that this is strictly a temporary solution, and the Town should explore fundraising and design options for a permanent fixture.

The Commission assessed the public comment made by one particular resident who openly opposed the installation of portable restrooms. Said resident was not present for the meeting.

B. Franklin stated that he is in favor of issuing a 24-month certificate, with a condition as proposed by J. Jurma that funding and design for a permanent fixture be explored within that time period.

G. Cresta stated that it would be impossible to construct an ADA-compliant restroom in the chapel itself, so the plan is to renovate the adjacent garage and install a restroom there.

There was no public comment.

MOTION: J. Jurma to approve COA with aforementioned conditions. Seconded by S. Belkin; unanimously approved.

2. Other Business

- a. Approval of September meeting minutes

MOTION: J. Jurma to approve minutes.; Seconded by S. Belkin; unanimously approved.

- b. Discussion of temporary pickleball court at Linscott Park

Currently, a makeshift Pickleball court has been set up at Linscott Park on a temporary basis, on top of the pre-existing blacktop surface. The Office of Community Development hopes to gauge the thoughts of Commissioners on constructing a permanent court.

Andrew Steingiser indicated that in the Master Plan, Linscott Park is not designated as recreational land. Additionally, there have been residents expressing concerns over the noise generated by court users, and the Commissioners thus wondered if the space would be better served by remaining unprogrammed. Lastly, given that there is no modern sporting court in the historic district, the Commissioners would not have any precedent on which to model the design of a proposed court.

Meeting adjourned at 9:06 pm.