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**ORLEANS HISTORICAL COMMISSION**  
TOWN HALL, 19 SCHOOL STREET, ORLEANS, MA 02643

MINUTES OF MEETING

From: Ann Sinclair, Acting Chair 508-255-5371

Date: September 20, 2013

Time: 1 PM

Place: Town Hall, Skaket Room

Present

Sarah Bartholomew	508-255-9087
Richard Besciak	508-255-3013
Dorothy Bowmer	508-255-1748
Bryant Besse	508-255-7924
Bill Wibel	774-316-7924
Ron Patterson	774-207-0079

ORLEANS TOWN CLERK

K. D. Kelly, ASST

'13 OCT 1 4:15PM

1. Status of Dennis Dowd

John Kelly received Dennis Dowd's resignation. Ann Sinclair will send him a thank you card for his generous years of service.

2. New members

Bill Wibel and Ron Peterson have joined the Commission. Since our agenda is long, we will do formal introductions at the next meeting when everyone will be present.

3. Minutes of June 20, 2013.

The minutes were reviewed and a correction was made to #3. changing the last clause to "it will **not** be allowed". Dorothy Bowmer moved and Ron Patterson seconded a motion to approve the minutes. MOTION APPROVED.

4. Hearing in accordance with Chapter 106 of the By-Laws of the Town of Orleans on the demolition of 20 South Orleans Road requested by Todd Thayer and represented by Duane P. Landreth.

This hearing was canceled because the Building Department received a letter from Attorney Landreth stating that the Commission did not hold the hearing within the required 45 days, therefore he is applying for a demolition permit. Ann Sinclair met with the Building Commissioner, Brian Harrison, and the Town Attorney, Michael Ford. The problem is that Ann was not called when the application was received by the Building Department, rather it was put in the Orleans Historical Commission's mailbox three days before she went on a two week vacation. Upon returning and finding the application, she set up a meeting with a 2 day notice, but that was not legal, it needed to be advertised twice in the Cape Codder at a minimum of two weeks before the meeting. So it was not possible to meet the required public hearing notice timeframe which Ann was not aware of. To further complicate matters, Attorney Landreth filled out the application with the wrong address of the property to be demolished. Only the attached map showed the correct parcel. Attorney Ford will make a decision on this application in the next few weeks.

This is another example of Todd Thayer wanting to have a demolition permit in hand although he has no immediate intention of demolishing the building. He wishes to have the permit available should he sell the property.

5. Section 106 Review

Intersection improvements for

- A. Main Street at Route 6A
- B. South Orleans Route at Route 6A

Represented by Greenman - Peterson Inc. (GPI)

The Massachusetts Department of Transportation and the Town of Orleans propose to make improvements to the above intersections. The proposed improvements are intended to enhance safety conditions, provide additional pedestrian and bicycle amenities, meet current ADA standards and calm vehicular traffic operations at both intersections. Ann Sinclair talked to the engineers working on this project. By November they will be at 25% completion of plans and have something definite to respond to. At this time they will hold a public hearing in Orleans. Until then, we really have nothing to comment on except our worry about the huge old elm by the Mobile gas station. Ann Sinclair will send this comment to Patricia A.

Leavenworth, P.E., Chief Engineer, Massachusetts Department of Transportation, 10 Park Plaza, Boston, MA 02116, Attn: Jeffery Shrimpton.

6. Town of Orleans Comprehensive Plan Status Report update.

The three categories were discussed and Ann will make the required changes and return it to the Planning Department. The biggest change is that we are going to move forward with the National Register Main Street Historic District. Ann Sinclair will contact Christine Beard, one of the original consultants, and see what it will take to get the forms up to current standards and what it will cost. She will invite Christine out to one of our meetings.

7. Community Preservation Committee (CPC)

Representative needed from OHC

Status of the four Preservation restrictions with the Massachusetts Historical Commission

Status of letters to organizations with preservation restrictions

The four projects which received Community Preservation Funds have not had the restrictions added to their deeds according to Dorothy Bowmer. It was suggested that Ann talk to Mike Ford, the Town Attorney about this. She is also checking to see whether they were recorded with the Massachusetts Historical Commission. For this reason, no letters have been sent to remind the projects of their agreement with the town.

8. House Owned by Catholic Church on Route 6A and Route 28 intersection update.

The State has not accepted the Demolition by Neglect Bylaw, so Mr. Ford wouldn't rule on whether the OHC has jurisdiction over this property yet.

9. Trevor Kurtz's project at the corner of Main Street and Tonset Road

Mr. Kurtz insisted to Ann Sinclair by phone that he had the Commissions approval to demolish the middle part of the house as well as the little back ell, which he convinced us was not historic. I talked to Brian Harrison, the Building Commissioner who supported me and called Kurtz to tell him he had no demo permit for the middle portion of the house. So Kurtz is proceeding with the project without tearing the middle portion down.

MEETING ADJOURNED AT 2PM