



Town of Barnstable
Hyannis Main Street Waterfront Historic District Commission
www.townofbarnstable.ma.us/hyannismainstreet

MINUTES transcribed from Video

April 3, 2024

6:30 p.m.

Members Present: Cheryl Powell, Matt Clark, Kevin Matthews, Tom Doherty, and Cornelius Cawley

Members Absent: Jack Kay, Laura Cronin and Jeniffer Hinckley Needham

Staff Present: James Kupfer, Assistant Director, Planning & Development Dept. in attendance.

To all persons deemed interested or affected by the Town of Barnstable's Hyannis Main Street Waterfront Historic District Commission Ordinance under Chapter 112, Article III of the Code of the Town of Barnstable, you are hereby notified that a hearing is being held at Town Hall, 367 Main Street, Hyannis, MA Selectmen's Conference Room, 2nd Floor **6:30 P.M.** on **Wednesday, April 3, 2024.**

The meeting will be televised live via Xfinity Channel 8 or high definition Channel 1072. It may also be accessed via the Government Access Channel live stream on the Town of Barnstable's website:

<http://streaming85.townofbarnstable.us/CablecastPublicSite/watch/1?channel=1>

Please silence your cell phones

Call to Order

Attendance Roll Call

Kevin Matthews
Matt Clark
Tom Doherty
Cornelius Cawley
Cheryl Powell

Welcome to New Members, Special Guests, Advisors and Comments

- Trainings
- Awards
- Correspondence

Reminder of Commission's Purpose and Proper Procedure

General Business

Todd Elwell d/b/a Atlantic Apartments - 171 Main Street, Hyannis Map 327 Parcel 232
Electric Meters.

Todd Elwell in attendance. He explains that 12 meters need to be installed. Would like to be inside the building and not outside. Eversource is asking for HHDC to confirm better if inside (basement). Would look better. Possibly submitting an email/letter stating this for Eversource.

Jim Kupfer clarifies what is being presented.

Motion made by Kevin Matthews that the Commission would prefer to have the electric meters placed inside provided it is safe to do so, seconded by Tom Doherty,

Roll Call Vote:

Cornelius Cawley - aye

Kevin Matthews - aye
Matt Clark - aye
Tom Doherty - aye
Cheryl Powell – aye

New Business

Verizon New England, Inc. – 49 Ocean Street, Hyannis – Map 326 Parcel 025
New Fence

Robert Bradley of AZ Corporation in attendance. He explains they are installing a fuel cell and the building requires a lot of energy for cooling it's contents. Fuel cell will also reduce the operating costs for the owner/Verizon as well as save some energy. He shows where the location will be – pictures shown in presentation/monitor, Exhibit A. Where existing fence is now. Would like to replace the entire fence and would be creating a screen for the fuel cell. Dumpster will be screened as well. White fence there now and wrought iron there as well, that goes down to the street. New fence 6 ft., replace in kind.

Chair Cheryl Powell asks what is purpose going down to street?

Robert Bradley – property boundary and an art layout there.
Pictures shown of current and existing location, Exhibit A. Pressure wash the existing generator and paint the bollards.

Tom Doherty confirms where posts will be.
Robert Bradley shows where the bollards will be located posts will be located – pictures.

Kevin Matthews, are fuel cells loud?

Robert Bradley, they have a fan in them. Will use preapproved fence detail and most likely keep same color. Gas and electric has a pending improvement – work order for the utilities.

Robert Bradley, may have to trim trees as well, long hanging branches, will hire an arborist for this.

Discussion regarding how to trim trees.

Chair Cheryl Powell will have to bring conservation into this?

Jim Kupfer, property lines clarification. Can work with Asset Management, Town arborist work with them as well.

Discussion regarding noise.

Chair Cheryl Powell opens up public comment. None.

Chair Cheryl Powell asks about the height.

Robert Bradley replies that the existing is 8 ft. now, they can do a 6 ft. if desired.
Small gap at bottom. Decided to go 8ft. the whole way. Wrought iron fence is in good shape, can paint it black.

Discussion regarding color of fence that is painted. Decided to keep existing color.

Bollard color – yellow/posts decided.

Chair Cheryl Powell entertains a motion for the Findings, moved by Kevin Matthews to find this application to be compatible with the preservation and protection of the district, 8 ft. fence all around, and working with Town arborist in regards to tree trimming, leaving wrought iron fence up and to be painted black and same grey color for painted fence, bollards to be painted white with reflective tape, seconded by Tom Doherty,

Roll Call Vote:

Cornelius Cawley- aye
Kevin Matthews- aye

Matt Clark - aye
Tom Doherty - aye
Cheryl Powell - aye

Matters not Reasonably Anticipated by the Chair

Design Guidelines –

Jim Kupfer, update and signage aspect starting process of giving information. Looking for ideas from this Commission. Signage update or anything that would like to be discussed as a whole to incorporate. It will be a public hearing and all notified, two members needed. Maybe will have something in the spring.

Chair Cheryl Powell updates – Planning Board updates are different from the Commission’s want to unify all and to be consistent. Cheryl Powell is interested. Tom Doherty is interested and Kevin Matthews is interested. Jim Kupfer will send out an email to let all know.

Approval of March 20, 2024, Draft Minutes

Chair Cheryl Powell entertains a motion to approve the draft minutes of March 20, 2024, moved by Kevin Matthews, seconded by Tom Doherty,

Roll Call Vote

Cornelius Cawley - aye
Kevin Matthews - aye
Matt Clark - aye
Tom Doherty - aye
Cheryl Powell - aye

Next HHDC meetings scheduled for April 17 and May 1, 2024

Adjournment

Chair Cheryl Powell entertains a motion to adjourn, moved by Cornelius Cawley, seconded by Kevin Matthews,

Roll Call Vote

Tom Doherty - aye
Matt Clark - aye
Kevin Matthews - aye
Cornelius Cawley - aye
Cheryl Powell - aye

The meeting adjourned at 7:16 p.m.

Transcribed from video
Karen Pina

Further detail may be obtained by viewing the video via Channel 18 on demand at
<http://www.town.barnstable.ma.us>

List of Exhibit Documents

Exhibit A – Plans and Rendering, Pictures - Verizon New England, Inc. – 49 Ocean Street, Hyannis – Map 326 Parcel 025

APPROVED