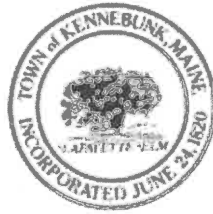


# Town of Kennebunk, Maine



## Historic Preservation Commission

Minutes of Tuesday, May 28, 2019

**MEMBERS PRESENT:** Frances **Smith** (Chair); Maria **Kyriakides**; Paul **Bevacqua**; Barbara **Fleshman**; and Patrick **Orr**

**MEMBERS ABSENT:** Judee **Jandreau**; and Maureen **Raiter**

**ALSO PRESENT:** Jill **Perry-Hurst**, Owner, 15 Dane Street, (19-H-10)

### *1) Open Meeting*

Chairperson **Smith** opened the meeting at 6:29 p.m. by welcoming all attendees and stated, for the record, that this was a public proceeding and unless the Commission specifically voted to go into executive session, anyone present had the right to hear everything that was being said and look at all exhibits that was offered. She asked that the Commission be notified if anyone was unable to see or hear.

Chairperson **Smith** also stated, for the record, that the Commission uses the Kennebunk Historic Preservation Overlay District Design Guidelines in their decisions and also the Secretary of Interior's Standards for the Treatment of Historic Properties, with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings."

Chairperson **Smith** designated alternate members Maria **Kyriakides** and Paul **Bevacqua** as voting members for this meeting.

### *2) New Applications*

**Application # 19-H-10:** Property located at 15 Dane Street, Kennebunk, Maine, and owned by Janet H. **Perry** & Jill **Perry-Hurst**. The owner is proposing to:

1. Replace windows.

Chairperson **Smith** announced the application particulars, acknowledged applicant Jill **Perry-Hurst**, and invited submission comments.

Jill **Perry-Hurst** introduced herself and began a review of the application details as submitted citing the following additions or changes:

- Supplier will be ABC Corp. of Westbrook, ME; and
- Windows will be vinyl clad “Wincore”.

A discussion developed regarding window type and construction with the following issues being addressed:

- Wood versus vinyl;
- Quality of insulation and construction; and
- Various brands available

Board Member **Bevacqua** recommended an all wood window with a vinyl clad sash.

Applicant **Perry-Hurst** suggested that her contractor (Nephew Nathan) contact Board Member **Bevacqua** to discuss various window options.

Board Member **Bevacqua** agreed.

Receiving no further questions or comments regarding this issue, Chairperson **Smith** thanked all the participants and moved to the next agenda item.

### ***3) Continued Applications***

There being no questions or comments regarding this issue, Chairperson **Smith** moved to the next agenda item.

### ***4) Amended Applications***

There being no questions or comments regarding this issue, Chairperson **Smith** moved to the next agenda item.

### ***5) Minutes***

- **Minutes of April 8, 2019:**

The minutes of April 8, 2019 were signed by: **Fleshman**.

- **Minutes of April 22, 2019:**

The minutes of April 22, 2019 were signed by: **Fleshman**.

- **Minutes of October 22, 2018:**

The minutes of October 22, 2018 were not signed by: **Raiter** and were moved to the next meeting.

Chairperson **Smith** moved to the next agenda item.

6) *New/Old Business*

- **New Business:**

1. Friends of Kennebunk Landing

Board Member **Fleshman** provided a “*Friends of Kennebunk Landing*” update report which included landscape plants, benches, and signs.

2. Roof shingle replacement

Chairperson **Smith** reported responding to the CEO email listed below with a reply that the applicant should bring the request to the next meeting.

- **From:** Paul Demers <[pdemers@kennebunkmaine.us](mailto:pdemers@kennebunkmaine.us)>  
**Date:** May 16, 2019 at 12:53:17 PM EDT  
**To:** HPCSecretary <[hpcsecretary@kennebunkmaine.us](mailto:hpcsecretary@kennebunkmaine.us)>, Frances Smith <[flbs49@roadrunner.com](mailto:flbs49@roadrunner.com)>  
**Subject:** quick hopefully easy question!

Good afternoon Fran,

I have been asked about someone replacing a roof that is currently a 3 tab asphalt shingle and they want to replace with the closest color match they can but with an architectural style shingle. I believe in the past this was acceptable and I can give them the okay. Please let me know if I am correct as they have some water issues and want to get started soon.

Thanks,

Paul A. Demers  
Code Officer  
Town of Kennebunk  
1 Summer Street  
Kennebunk, Maine 04043  
Tel.207-604-1311  
[pdemers@kennebunkmaine.us](mailto:pdemers@kennebunkmaine.us)

- **Old Business:**

**Issues:**

1. Mtg 06/13/16 – 125 Summer Street, unusual screen door color, Lori Wears  
*Subject: Waiting for the Applicant to re-submit a color change request.*  
There was no update or change reported for this agenda item.

2. Mtg 01/23/17 – Discussion; National Historic Registry of the Mousam River Dams.  
*Subject: Waiting for resident request.*  
There was no update or change reported for this agenda item.

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3. Mtg 12/11/17 – 8 Summer Street, sign post lighting.  
*Subject: Waiting for the owner to remove unauthorized lighting and install approved lighting.*  
There was no update or change reported for this agenda item.

4. Mtg 10/09/18 – New Owner Welcome Letter.  
*Subject: Revision needed to correct an error regarding the historic district boundary measurement; a better distribution method needs to be developed.*  
There was no update or change reported for this agenda item.

5. Mtg 11/03/18 – Reservations of Trust (Massachusetts).  
*Subject: Commissioner **Fleshman** to explore possible funding opportunities with Stephen P. **Spofford**, Kennebunk Town Historian, Brick Store Museum.*  
There was no update or change reported for this agenda item.

6. Mtg 04/08/19 – #23 Portland Road, large amount of out buildings.  
*Subject: #21 Portland Rd. owner contacted HPC Chairperson with complaint of too many out building on the property at #23 Portland Road.*  
There was no update or change reported for this agenda item.

**Approved Applications With Additional Information To Be Provided:**

1. Mtg 04/24/17 – Kennebunk Landing Historic Signs, Brick Store Museum, Bruce **Jackson**.  
*Subject: Waiting for the applicant to provide a list of owners that have requested a sign and to define building placement of the sign.*  
There was no update or change reported for this agenda item.

2. Mtg 08/13/18 – 112 Main Street, Kennebunk Free Library, Michelle K. **Connors**.  
*Subject: Waiting for the applicant to identify the replacement tree for HPC approval.*  
There was no update or change reported for this agenda item.

3. Mtg 09/24/18 – 30 Summer Street, Tree Removal, Maureen **Raiter**.  
*Subject: Waiting for the applicant to provide an arborist letter recommending tree removal which the applicant agreed to as a condition of approval.*  
There was no update or change reported for this agenda item.

4. Mtg 10/22/18 – The Landing Condominiums, Tree Removal, Cynthia Cyr, Nason Prop. Service.  
*Subject: Waiting for the applicant to provide an arborist letter from their Arborist, Philip A. **Gough**, 67 Port Road, Kennebunk, ME 04043 recommending tree removal which the applicant agreed to deliver as a condition of approval for Application 18-H-27.*  
There was no update or change reported for this agenda item.

5. Mtg 04/08//19 – 19 Summer Street, convert former stable space into “in-law” apartment, John P. **Temperilli**, Blackbird Carpentry (19-H-02).  
*Subject: Waiting for the applicant to provide detail information regarding window specifications and door changes.*  
There was no update or change reported for this agenda item.

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6. Mtg 04/08/19 – 31 Summer Street, fence and vegetation removal.

*Subject: The CEO issued a stop work order for fence and vegetation removal until an application is approved by the HPC.*

Application 19-H-05 approved, waiting for the following conditions to be satisfied;

- Railing photos to be provided;
- Arborist letter verifying tree removal;
- The fence will be replaced;
- Tree plantings behind the fence instead of shrubs; and
- Porch railing will be replaced with wood.

There was no update or change reported for this agenda item.

Chairperson **Smith** moved to the next agenda item.

**7) Adjournment**

Chairperson **Smith** asked for a motion to adjourn.

**A motion was made to adjourn the meeting at 7:08 p.m.**




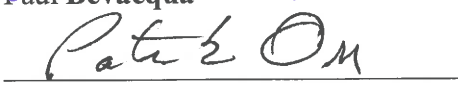
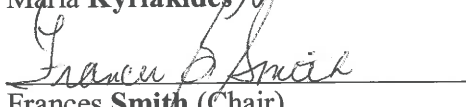
**MOVED: Fleshman**

**SECONDED: Orr**

**DISCUSSION: None**

**VOTE: 5 in favor, 0 opposed; the motion carried.**

Signed by:

 _____ Barbara <b>Fleshman</b>	 _____ Paul <b>Bevacqua</b>
 _____ Maria <b>Kyriakides</b>	 _____ Patrick <b>Orr</b>
 _____ Frances <b>Smith</b> (Chair)	

Date signed: June 24, 2019