



WELLFLEET HISTORICAL COMMISSION

300 Main Street – Town Hall
Wellfleet, Massachusetts 02667

The Wellfleet Historical Commission met remotely via Zoom on January 10, 2024.

Members Present: Merrill Mead-Fox, James McAuliffe, David Kornetsky, Timothy Curley-Egan, Kevin Sheehan. Absent: Gordon Kahn. Also present: Abe Boyle, Marianne Boswell.
Meeting was called to order at 5:00 p.m.

1) 276 Main Street (1890; located in Wellfleet Center National Register District) Proposal to install 19 roof mounted black solar panels. (Presenter: Abe Boyle My Generation Energy). It was confirmed that the solar panels would not affect the current roof line. A motion was made by Ms. Mead-Fox to approve the proposal as is. It was seconded by Mr. McAuliffe and unanimously approved.

2) 55 Railroad Avenue (1876; located in Wellfleet Center National Register District) Proposal to change two 6 over 6 windows with a height of 54" to two 6 over 6 windows with a height of 41" to accommodate a kitchen counter. There will be no change in width. (Property Owner: Marianne Boswell). The Homeowner is requesting approval because two of the windows in the kitchen would be partially blocked by the kitchen counter in her planned renovation. Some commission members voiced concern that the shortened windows would change the historic character of the building since all other ground floor windows on the sides visible from Railroad and Holbrook Avenues are all the same size. The Commissioners made a number of suggestions that might allow for the windows to remain unchanged. Ms. Bosell indicated that none of these were acceptable to her. Mr. McAuliffe stated that he did not believe that the magnitude of this change is sufficient for the Commission to rule against it. Mr. Curley-Egan countered that he had difficulty changing the historic character of this 200-year-old building to accommodate a kitchen design that could change in 20-25 years. A motion was made by Mr. McAuliffe to accept the proposal as is, but it was not seconded. A second motion was made by Ms. Mead-Fox to move for a continuance to give the owner an opportunity to have a design professional meet with the WHC to discuss whether there are any alternatives that would keep the windows as is. The motion was seconded by Mr. Kornetsky with all voting to approve apart from Mr. McAuliffe.

3) Update of WHC page on Town website (McAuliffe and Kornetsky). Mr. Kornetsky reviewed materials that were sent prior to the meeting and requested that Commissioners respond with any concerns or comments before the next WHC meeting. Whether to post a version of the Wellfleet Street Index on the website will need further discussion. Further work is necessary before posting a flow chart that summarizes the DDB process.

4) Recruitment of new members (Mead-Fox). The WHC will place an advertisement in the Provincetown Independent.

5). Projects for the coming year:

Rearranging Form Bs in Library: Mr. Kornetsky is ready to start project and may be requesting assistance from other Commissioners once any kinks in the process have been worked out. He will post a sign on the Carrell directing people to email him if they need assistance in locating a specific form while this project is going on.

Realtor PowerPoint: Mr. Curley-Egan is planning on presenting the Realtor PowerPoint in March.

Correspondence. Three recently received letters were discussed: 1) an abutter's complaint about approval of an addition to 206 Holbook Avenue (Ms. Mead-Fox wrote back that the demolition was not sufficiently substantial to invoke the Demolition Delay Bylaw), 2) an inquiry by a historical artist who was interested in having the WHC commission a painting (WHC referred her to the Wellfleet Historical Society and Museum), and 3) a letter from the Massachusetts Historical Commission (MHC) addressed to the Conservation Land Tax Program with a cc to the WHC regarding a proposed 5 acre conservation restriction donation at 50 Higgins Lane. The MHC is supporting the donation in order to preserve and protect significant historical and archeological resources within the property.

Minutes: Ms. Mead-Fox moved to accept the 9/25/2023 minutes, which were unanimously approved.

Next meeting: 2/7/2023

Meeting adjourned at 6:17 p.m.

Respectfully submitted,
David Kornetsky, Secretary