

Town of Stockbridge Historic Preservation Commission
Minutes of Meeting
June 12, 2018

The Town of Stockbridge Historic Preservation Commission held a public meeting at the Town Offices on Monday, June 12, 2018, beginning at 4:30 PM. Present from the Commission were Jorja Marsden (for the Interlaken Crossroad matter and minutes approval only), Jay Rhind, Pam Sandler (recused for Interlaken Crossroad matter), Lisa Sauer, Carl Sprague, and Peter Williams. Mr. Sprague presided over the meeting. The meeting's agenda, date, time and place were duly posted by the Town Clerk at the Town Offices at least two business days in advance of the meeting.

4 Train Hill Road

The Commission reheard the Application for Demolition with respect to the barn/garage at 4 Train Hill Road ("the Barn"). The application was submitted by owners Miles and Amy Moffatt. Mr. Moffatt attended on behalf of the applicants. The Commission initially met regarding the application on May 15, 2018 at which time the Commission had declined to approve the application.

The Commission reviewed a current photograph of the Barn and a map of the parcel submitted by the applicants. The Commission also reviewed a document not reviewed at the May meeting, STO.173, a Massachusetts Historical Commission ("MHC") Form B, dated May 21, 1975 by the MHC; STO.13 is for the house at 4 Train Hill Road. The Commission also reviewed STO.C, MHC Area Form A, dated July 6, 1973 (which is for the Old Curtisville National Register Historic District, recognized October 19, 1976), and a summary map of the Curtisville Historic District, which lists the house at 4 Train Hill Road as part of the District. The Commission noted that none of these documents list the Barn as contributing to the Curtisville Historic District.

Mr. Moffatt described the Barn, its structural issues and how he reached the conclusion that it could not reasonably be saved. Mr. Moffatt noted that the barn further back in the parcel is older and he has restored it. He estimates the date of the Barn at about 1890. His plan is to rebuild something similar, a bit wider to accommodate two cars. Depth of the new structure to be about the same; moved back about two feet farther from the road.

Mr. Sprague made a motion that the Barn is not a Significant Historic Building as defined in Section 2.6 of Article XXII of the Town Bylaws. The motion passed unanimously, 5-0.

1 Interlaken Crossroad

The Commission next heard an Application for Alteration of the house at 1 Interlaken Crossroad (the "House"). The application was submitted by owners Karen Leopardi and Karl Gregg Henegar. The application was filed by Pam Sandler on behalf of the owners; Ms. Sandler appeared at the meeting on the owners' behalf and recused herself from the Commission's consideration of this matter.

The Commission reviewed (1) the Assessor's property card and map for the parcel, (2) four current photographs of the House, STO.C (the MHC area form for the Curtisville Historic District), (3) STO.181 (the MHC building form for the House) and (4) a set of "for client review" plans and elevations for the proposed alterations dated 5.14.2018.

Ms. Sandler presented on behalf of the applicants, noting that the proposed alterations would add only

511 sq. ft. to the House. Some of the proposed changes would make the House more historically correct. Ms. Sandler noted that the House is not the original house on the parcel. The original house burned in late 1800s. In the 1930s, two barns were combined to make the current House.

Mr. Sprague noted that the House is a Significant Historic Building, as it is a contributing structure to the Curtisville Historic District. Mr. Sprague then made a motion that the proposed alterations to the House do not constitute a substantial alteration of the House as defined in Section 2.7 of Article XXII. The motion passed unanimously, 5-0.

Minutes

The Commission unanimously approved the draft minutes of the Commission's meetings of April 24, 2018 and May 15, 2018.

Adjournment

The Commission adjourned the meeting at 4:57 PM.

Dated: Stockbridge, Massachusetts
July 29, 2018

Peter C. Williams
Peter C. Williams, Secretary