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Dana Marks
Planner

**12 Waban Street
HDC: 20-11
Certificate of Appropriateness
January 8, 2020**

The Commission certifies that the following is an accurate record of the request Annette and Larry Luchene for a Certificate of Appropriateness to install a fence to enclose the backyard at 12 Waban Street.

The Commission reviewed the request at a duly called and properly posted public hearing held December 1, 2020.

APPROVED PLANS AND MATERIALS

1. Application for Certificate of Appropriateness filed on December 10, 2020
2. Project narrative attached to Application, dated December 7, 2020
3. Plan of proposed fence and scope of work description, prepared by Perfection Fence, dated December 4, 2020, revised December 16, 2020
4. Rendering of proposed fence with measurements and material specifications, prepared by Perfection Fence, dated December 8, 2020
5. Photographs of existing conditions of 12 Waban Street

MOTION

Mr. Smith opened the Public Hearing for 12 Waban Street. Homeowners Annette and Larry Luchene were in attendance to present their Application. Mr. Smith summarized the project to install a 54 linear ft. picket fence to match their neighbors and enclose their back yard for their new puppy.

Mrs. Luchene stated that they intend to build a 54 linear ft. fence 42" tall, which matches their next door neighbors. This was also the height recommended by Perfection Fence based on the size of their new dog. It will be in the Mt. Vernon style, which will match the style of their neighbor's fence. Mrs. Luchene noted that the fence could either be painted or stained. Based on their

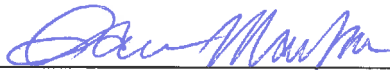
neighbor's fence and recommendations from others, they will probably be staining their fence. It will be finished in white to match their new gutters and other surrounding picket fences.

The fence will enclose their backyard in order for their newly adopted Bernedoodle dog to run around in an enclosed space. There will also be an entrance gate. Mrs. Luchene explained that it will be made of northern white cedar wood with western red cedar pickets.

Mr. Smith moved to grant the Certificate of Appropriateness for the fence as submitted with the conditions outlined in the corresponding Staff Report. Mr. Cohen seconded the motion. After a roll-call vote, the motion unanimously passed (7-0).

CONDITONS OF APPROVAL

1. All construction activities shall comply with the submitted application materials, except where revisions are necessary to comply with required conditions. Where revisions are necessary, the applicant shall present them to the Planning Director per Part E, *Certification*, of Section 14D, of the Zoning Bylaw.
2. This certificate shall not relieve the applicant of complying with all other applicable regulations.
3. This Certificate shall expire twelve (12) months from the time of issuance unless otherwise extended by the Historic District Commission.



On behalf of the Historic District Commission:
Dana Marks
Planner

Date 1 / 8 / 21

cc: File Copy; Town Clerk; Building Inspector; Zoning Board of Appeals; Planning Board

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