



Old King's Highway Regional Historic District Commission

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TOWN OF YARMOUTH  
TOWN CLERK & TREASURER

MICHAEL AND KERRY VILLANDRY

vs.

DECISION #84-9

OLD KING'S HIGHWAY REGIONAL  
HISTORIC DISTRICT COMMITTEE  
FOR THE TOWN OF YARMOUTH

On August 28, 1984 the Commission held a hearing on an appeal filed by Michael and Kerry Villandry seeking review of a denial of a Certificate of Appropriateness by the Yarmouth Committee to the construction of a new reverse salt box on Lot 102 Barnacle Road in Yarmouth.

Present were: Mr. Sutton, Sandwich; Mr. MacSwan, Barnstable; Mr. Hanger, Dennis; Mr. Montgomery, Brewster; Mr. Smith, Yarmouth; Mr. Wilson, Commission Counsel; Mr. Ivers, Administrative Assistant and Mr. Swanson, Agent for the Villandrysts.

The decision of the Yarmouth Committee was filed with the Town Clerk on July 30, 1984 and the appeal entered with the Commission on August 8, 1984 within the ten day appeal period. All of the members of the Commission indicated that they had visited the site.

Mr. Swanson addressed the Commission and offered photographs, plans and other related documents indicating the type of building that was proposed for the lot. He indicated that the topography of the lot had a sharp drop off that warranted the type of design that he was proposing. He indicated that other salt boxes had been approved within the sub-division with similar features to the one that he was proposing. He further indicated that he felt that a salt box was appropriate for the District, and that the particular one he was proposing had been approved in Dennis.

Mr. Smith addressed the Commission indicating that his Committee felt that the street on which this was to be located contained only ranches and that the salt box was not compatible with the neighborhood. He indicated that it was possible to locate a ranch on the lot, and that the ranch style should be maintained. He pointed out that this was one of the last remaining lots in the immediate area, and that there was strong neighborhood objection to the reverse salt box design.

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A number of neighbors appeared in opposition and objected to the height of the building and its failure to adhere to the ranch style design presently existing along the street. These included Mr. Belmont, Mr. Dibona, Mr. Mancuso and Mrs. Smith.

After reviewing the plans and further discussion the following decision was made:

1. That the style in the immediate surroundings is of a ranch design and that the proposed salt box would not be compatible.
2. That the Yarmouth Committee did not err in denying the Certificate of Appropriateness.

Therefore, the decision of the Yarmouth Committee is affirmed 4-0-1.

The parties are advised that any person aggrieved by this decision may appeal to the Barnstable Court within twenty days of the filing of this decision.

Respectfully submitted,



George Sutton  
Chairman