

**Town of Lenox**  
**Historic District Commission**  
**March 30, 2021 5:30 p.m. via Zoom**

**Members Present:** Jason Berger, (JB); Patricia Jaouen, (PJ); Kameron Spaulding (KS)

**Absent with Notification:**

**Staff:** Jessica Cote, Land Use Assistant; Gwen Miller, Town Planner

JB opened the meeting at 5:30pm

1. Certificate of Appropriateness for 90 Main Street – Shanlen Realty
  - Ron Fortune, agent for the applicant explained the proposed project.
  - A Special Permit has been obtained by the applicant from the ZBA to continue the petrol business and create a convenience store.
  - Proposal to change brand from Sunoco to Gulf. Looking to have new Gulf sign with same dimensions as current interior illuminated Sunoco sign.
  - Proposing upgrade of roof forward edge and repairing first third of building that is compromised. Plan to have 8-inch overhang on front of building to hide lights in soffit so sidewalk along building will be illuminated.
  - Building treatment and window placement is shown on plans submitted one is for hardy plank, clapboard type of feature with two-foot cultured stone base.
  - Applicant has concern with maintaining sidewalk with snow and ice and damage that would come from maintaining
  - JB confirmed with applicant that they are showing two different exterior options: Board and batten style exterior siding or clapboard siding with cultured stone.
  - JB asked about the canopy. Applicant replied that it will be a white fascia.
  - Proposal is to have everything be white, building and canopy with exception of stripes on building and canopy with the color of the petrol brand.
  - JB asked about the thinking to move away from brick as the Commission has been approached on this building twice in the last ten to fifteen years and those applications kept brick on the building. The applicant chose the options presented as the current brick is compromised and would need to be completely removed and the applicant chose not to go with brick this time in the application.
  - Public Comment:
    - i. Lucy Kennedy, Tucker Street – Asked what the clapboard material would be on the design. Ron replied with hardy plank. Lucy commented on Dept of Interior suggestions state that gas stations should look like what they previously looked like which would take this applicant back to brick.
    - ii. Olga Weiss, West Street – Concern about look of new building proposed.
    - iii. Kimberly Duval, Tucker Street – Concern that design has not been adapted to Lenox historic district.

- iv. Suzanne Pelton, Cliffwood Street – Referenced the Dept of Interior suggests for gas station reuse.
- v. Jay Kissler, 9 Cliffwood Street – Live directly across from site. Echo points and concerns raised by Kim and Suzanne with material and outside of building.
- vi. Ken Ferris, attorney for applicant – asked about historical significant of this building with reference to the Dept of Interior suggestions.
- vii. Jon Duval, Tucker Street – asked to show a 3-d image to have a better visual of the building.
- viii.
- JB concerned that size of canopy going to white metal is a large feature and will stand out and unclear on about a new sign on the building as there doesn't seem to be an already permitted existing sign.
- There was discussion in regards to the current zoning and signage in the historic district which state that each occupant of a business in the historic district is granted one sign.
- The Board discussed the materials for the exterior of the building with the applicant. KS reiterated that the consensus from discussions thus far is that the HDC would like to see features that are consistent with the current building.
- Gwen Miller stated to the Board that will need to make sure they have a clear record of what is actually being approved and that needs to be on file in Town Offices as there has been a lot of back and forth of what may change on the plans. Need clear updated plans of what is recorded and approved by HDC.
- Ron Fortune asked the HDC for feedback in regards to material of building. HDC replied that there is more of a consensus that brick is what would be best on the building. Discussion ensued about placement of windows and symmetry of windows/doors.
- Ron Fortune requested to continue to April 13, 2021 and come back with updated plans. KS moves to continue to April 13, 2021 at 5:30pm. All in favor 3-0.

KS moved to close the public hearing at 7:42pm. PJ second. All in favor 3-0.