



Historic District Commission MEETING AGENDA

Monday, March 23, 2026 - 6:00 PM
Council Chambers, Easton Town Office
14 S Harrison Street

Call to Order

- 1) Approval of the Agenda for March 23, 2026.

Old Business

- 1) **Application Number:** 2024 - 1172 / HD 24 - 41
Applicant: John Hutchison Architecture & GRT Architects
on behalf of Academy Art Museum.
Location: 106, 108 & 110 Talbot Lane (Academy Art Museum)
Tax Map 0104, Grid 00EA, Parcels 1948, 1949 & 1950
Zoning District: R-7A
Historic Status: Contributing
Request: Amendment to previously approved exterior alterations for the restoration of the structure located at 106 Talbot Lane, and the construction of a 3,640 sq ft addition.

On September 24, 2024 the Town of Easton Planning Commission granted sketch site plan approval for this project (2024 - 1264).
- 2) **Application Number:** 2025 - 1580 / HD 25 - 103
Applicant: Bluepoint Hospitality Group
Location: 113 N. Washington Street
Tax Map 0104, Grid 00EA, Parcel 0628, Lot 1
Zoning District: CB
Historic Status: Contributing
Request: Amendment to a previously approved Certificate of Appropriateness (COA) for the in-kind replacement of sections of

brick masonry, and the repair and in-kind replacement of the existing stone lintels and wood sills.

On October 27, 2025, the Commission granted a COA for the in-kind replacement of six (6) double hung, six-over-six wooden windows on the second and third floors of the front facing facade, and the placement of a second-floor window on a non-visible side façade.

New Business

- 1) Application Number:** 2026 - 1661 / HD 26 - 22
Applicant: 112 Park Street LLC
Location: 112 N. Park Street
Tax Map 0103, Grid 00EA, Parcel 0801
Zoning District: R-10A
Historic Status: Non contributing
Request: After the fact approval for the installation of a PVC front porch hand railing (Case #26-0096).
- 2) Application Number:** 2026 - 1665 / HD 26 - 24
Applicant: Christopher Gillen
Location: 406 August Street
Tax Map 0104, Grid 00EA, Parcel 1068, Lot 1
Zoning District: R-7A
Historic Status: Contributing
Request: Conversion of the existing rear deck into a sunroom addition.
- 3) Application Number:** 2026 - 1666 / HD 26 - 25
Applicant: Town and Country Roofing & Siding on behalf of Carol Feeney
Location: 112 Talbot Street
Tax Map 0104, Grid 00EA, Parcel 1931
Zoning District: R-7A
Historic Status: Contributing
Request: Installation of a standing seam metal roof on two (2) historic outbuildings/sheds and the front porch.

- 4) **Application Number:** 2026 - 1667 / HD 26 - 26
 Applicant: Laurie Cheamitru
 Location: 502 Goldsborough Street
 Tax Map 0103, Grid 00EA, Parcel 1037,
 Lot 1

 Zoning District: R-7A
 Historic Status: Contributing
 Request: Replacement of the front door.

Discussion Item

- 1) Preliminary discussion for the proposed construction of new apartments at 17 E. Dover Street.

Election of Officers

- 1) Annual Election for Chairperson and Vice Chairperson.

Approval of Minutes

- 1) Approval of the Draft Decision Summary from the March 9, 2026 Meeting.

Administrative Approval

Consent Docket

- 1) **Application Number:** 2026 - 1670 / HD 26 - 27
 Applicant: Ruff Roofers
 Location: 31 E. Dover Street
 Tax Map 0103, Grid 00EA, Parcel 1222
 CB

 Zoning District: CB
 Historic Status: Contributing
 Request: Emergency approval for the total
 replacement of the upper and lower
 roofs, and repair to damaged portions of
 the wood decking and TPO membrane
 (as per the Historic District Commission
 Chairperson).

Adjournment