



Volume VIII

Issue 2

Summer, 2007



## The Association Celebrates its Tenth Anniversary in Style

This is a banner year for the Association. Help us celebrate this milestone and rededicate ourselves to honoring the past by working hard to preserve our neighborhood for the future.

### Special Annual Meeting

Sunday evening, August 26th,  
at the Chatham Beach and Tennis Club

6:30 Business meeting  
7:00 Special program  
7:30 Celebration

A retrospective of the work (and play) of the Association will be given to all members.

### Iced Teas and Cool Conversations

2007 topic:

The Good and the Bad: Guidelines for renovations and additions to historic homes in the Old Village.

Wednesday, July 25 at 4:00 p.m.

Architect Sam Streibert will lead a discussion about the elements important to an appropriate restoration in the Old Village.

To be held at the home of David Veach and Naomi Turner, 102 Main Street. Call Debbie Aikman (945-8969) or Carol Pacun (945-1627) for a reservation.

An August conversation (TBA) will be held on a similar topic.

### Old Village Association Joins the Parade

In honor of our 10th Anniversary, the Old Village Association will sponsor a float for the July 4th parade. The actual planning and work will be done by the Hart, Frazer and Phelps families, whose young people are sure to make us all proud. So, clap and cheer when they march through the Old Village. Who says young people are not committed to their neighborhood?





## From the President

When the 2007 Preservation Awards were announced this month we were very proud to see that all five of the private homes were in the Old Village. The recipients, owners of these properties, have shown that it is possible to retain the historic characteristics of a house while bringing it up to modern living standards. This is a challenge for a property owner. We applaud these folks and the many others who have done all that was necessary to preserve these fine homes. One of the purposes of the Old Village Association is “to preserve and protect the historic nature and architectural beauty and integrity of the Old Village area of Chatham.” It is marvelous that we can see that this is actually happening. Hopefully more and more property owners will see the value of preserving those features of the buildings that have made the Old Village such a special place.

*Nancy H. Koerner, President*

## The Beach is Ready: Summer Can Officially Begin

In May, the county dredge deposited 5000 yards of sand on the beach at Andrew Hardings Lane. The material, piped in from the mooring basin behind Aunt Lydia’s Cove, is a much needed replacement for sand eroded away during winter and spring storms. Despite the hefty cost to the town (\$55,000), this effort is a “win-win” project: providing fishermen with deeper water for their boats while at the same time reinforcing our town beach. Now that a second breach further north has sent a clear message that the ocean is still capable of wrecking havoc, continued support for this part of our shoreline may well prevent the necessity of armoring Main Street homes in the future. The Association is grateful to Ted Keon, Director of Coastal Resources, and the town for their vigilance.



## EDITORIAL Getting it Right

“Have you seen the latest abomination being constructed on \_\_\_\_\_ (fill in the blank)?” Unfortunately, these words are heard more and more often as Chatham works its way through build-out, build-up, and over-build. However, if asked why that latest development is inappropriate, the average person usually comes up with a general statement that the thing is “too big” and “just plain ugly.”

Certainly, we all can understand that reaction. However, “big” and “ugly” are not particularly effective words to use when outlining reasons why one particular house is wrong for a neighborhood, or for Chatham itself. When town boards and commissions sit down to judge a project, they have specific mandates. And while they are generally interested in what abutters and other neighbors have to say, they do need some sort of meaningful response. For example, the Board of Appeals considers if a project is “substantially more detrimental” to the neighborhood. This is the issue that an abutter needs to address in a specific, rational way. Specific comments on the size, mass and appropriateness of architectural additions in relation to the houses around it carry more weight than a vague discomfort with the design.

Speaking to these issues can be a daunting task for those of us without a degree in architecture. The covey of lawyers, engineers, builders and advisers with detailed drawings and all the right words who trail the owner into the hearing is

intimidating, to say the least. We, as citizens, cannot be expected to be experts, but with some effort we can express our concerns in terms that are relevant and to the point. We do, after all, hold the trump card: it’s our neighborhood. The boards and commissions will weigh our words carefully if we are careful with the words we use.

With its new program to inform abutters and neighbors of the review process and their role in it, the Association is making an effort to help neighbors make an effective, timely response to projects. Along with plans for new construction, the Association has been sending out information sheets to abutters about the review process. They are available to anyone who is interested.

This summer, the Association will attempt to provide further information on what kind of restoration efforts work best in the Old Village. Architect Sam Streibert will lead a discussion at the July “Iced Tea and Cool Conversation”. The August conversation will also be devoted to this topic (time and place to be announced). We hope you will try to come to one of the sessions. These initiatives are our latest efforts to help you protect the historic integrity of our neighborhood. Please know that the Association has been available for the past ten years and is still is able to assist you with your concerns, questions or interests. Our neighborhood depends on our vigilance –and our educated responses.

*Carol Pacun*

## Wastewater Management Report – May 2007

In October, 2006 The Massachusetts Estuary Project (MEP) Report for Pleasant Bay was released. Most critical watersheds were in northern portions of Town. Easternmost properties in the Old Village, abutting the harbor, may not need centralized collection and treatment of wastewater. Since the release of the MEP report, North Beach has been breached, perhaps only temporarily, and shoaling has increased at the entrance to Chatham Harbor. The implications of these events for wastewater management planning, especially for Old Village properties near the Harbor entrance are unclear at this time.

Forward movement on a Comprehensive Wastewater Management Plan (CWMP) has been delayed by questions surrounding returning increased amounts of treated effluent from an expanded treatment facility into the Cockle Cove Creek watershed, then out Bucks Creek into Nantucket Sound. After all, there's no point in having a centralized collection system unless there can be a wastewater treatment facility to dispose of the treated effluent. Without getting into technical details, the Cockle Cove Creek study concluded that flow from the treatment plant can be increased significantly without having

detrimental effects on the creek or its adjacent salt marsh, provided the creek's flushing characteristics do not change for the worse. The report is online at the Town's web site. Worrisome is recent extensive shoaling at the exit of Buck's Creek into Nantucket Sound, with the potential of restricting tidal flushing of the entire system, possibly leading to higher nitrogen levels in Cockle Cove Marsh. Any rise in nitrogen levels in the marsh would cause the State to deny permission to discharge increased volumes of treated effluent into groundwater flowing into the marsh.

These two reports pretty much closed the book on watershed by watershed baseline data collection and study. One can always find fault with such studies, but officials seem satisfied with what has been done. Future data collection and study will be for the purpose of monitoring, relative to the baseline, progress toward achieving the nitrogen reductions mandated for the Town's embayments.

Concurrent with these studies, Sterns and Wheeler, the Town's consultants, have been developing preliminary design plans for a town-wide collection, treatment and discharge system. The design is based upon several parameters - full buildout of the Town will occur, some parts of the Town may never be sewerred, and the entire project will be completed

in phases over many years. Details of these plans have yet to be revealed to the Citizens Advisory Committee on Wastewater Management (CAC), but will be included as part of the CWMP document, as will a thorough discussion of alternative solutions and their respective cost effectiveness. Proposed Revised Town Sewer Use Regulations are currently being discussed with special attention to potential costs to property owners.

At this moment the hope is to present the final CWMP to Town Meeting in May 2008. A Draft CWMP is expected by early summer, with review to take place during the summer. A Draft Environmental Impact Report (DEIR) comes in late summer. This will be followed in the fall with a Massachusetts Environmental Policy Act (MEPA) review with comment and response period. A Final CWMP should be ready in early 2008, with (MEPA) review and Developments of Regional Impact (DRI) approval soon following. Presumably all this will all be accomplished in time to bring the CWMP to Town Meeting for approval in May 2008.

It does not need to be said that the process of sewer construction will be disruptive and costly. We'll save details for a time when they are better known.

*David MacAdam  
OVA Representative to the CAC*

## ORAL HISTORIES

### “When I was young....”

That's the way many of our interviews begin. As folks start chatting, their past comes into view and they begin to reminisce. The Oral Histories Project is on-going, never-ending, delightful and rewarding. We have now completed interviews with 14 people who shared their memories of Chatham and especially the Old Village in days gone by. Our interviewers tape-recorded conversations with Lucille Howes, Alice Weidman, Bonnie MacGregor Snow, Anna and Daniel Buckley, Dick Temple and others. A copy of the tape is immediately made and the original is

packed safely away. Margy Burroughs then transcribes the interview on her computer, prints a hard copy and saves it on a C-D. In many cases we have taken a photograph and added recent newspaper clippings to the file. Duplicates of the files will be placed in the archives of the Chatham Historical Society. These files will provide first-hand insight into the lives of these Chatham folks. To date our interviewers include Elizabeth Tuttle Edge, Marty Fairbanks, Nancy Koerner, Carol Pacun, Debbie Aikman and the late Ann Ellis whose enthusiasm for the task was a marvelous incentive

for us. Would you like to become an interviewer? Would you like to share your own Chatham experiences? Please call me. Nancy Koerner 945-2081



Lucille and Freeman Howes



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## Communications Neighborhood Committee Formed

At its May meeting the Board of Directors created an Old Village Neighborhood Communications Committee which will insure that members receive up-to-date information on the Old Village throughout the year. The creation of this committee formalizes the work that Debbie Aikman and Carol Pacun have been doing over this past winter to make sure that abutters and close neighbors are aware of renovations and restorations to nearby properties.

Since last winter, Debbie and Carol have sent out seven sets of plans for exterior renovations in the Old Village to over 60 home owners, with information sheets concerning the town's review committees and how to comment or ask questions, if they so wish. These mailings are meant to supplement the official notices Chatham sends out to abutters. (The town does not copy or mail the actual plans without a specific request, and a fee is charged.) The Board believes that the dissemination of these materials should be continued, and possibly expanded. This committee will work to meet the primary Association's goal of educating members and encouraging them to play a role in the neighborhood's future. (See editorial.)

## In Memoriam

Ann Ellis



### Old Village Association

#### OFFICERS

Nancy Koerner, *President*

Debbie Aikman, *Vice-President*

Mary Ann Gray, *Treasurer*

Mary Olmsted, *Assistant Treasurer*

Carol Pacun, *Clerk*

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