

Members Present: P. Halpern (PH), S. Wagner (SW), A. Aydelott (AA), K. Scadden (KS), H. Stone (HS), A. Primer (AP), A. Fobes (AF)
Staff Present: D. Orkin (DO)

Location is online

Attendees: See attached Demolition Delay Review Summary on Page 2
Adrienne Giske, (Friends of JST); Pam Fox (Weston Historical Society and consultant)

PH called the meeting to order at 7:00pm and read an open meeting law disclaimer from the Governor regarding remote meetings.

Agenda Item:

1. **Public Comments:** None

2. **Demolition Delay Dispositions -- For details, see attached Demolition Delay Review Summary on Page 3:**

- A. 770 Boston Post Road Public Hearing scheduled for May 26, 2020.
- B. 271 Glen Road Public Hearing scheduled for May 26, 2020.

3. **Project Updates:**

- A. JST
Adrienne Giske reported that the hazardous materials abatement is complete, except for one area. The building permit has been issued. Contractor is working on submittals for retaining walls, lighting, and the elevator cab & shaft. Tonight at 8:45pm the Select Board is voting on the deed restriction. Historical Society is generously providing 5 historic images for use as silk screens on the elevator walls.
Pam Fox suggested using the WHS' 4 rooms in the JST as an exhibit space on the JST's history as part of a grand opening for the building. She would want to hire professional help (including consultant/curator Rebecca Migdal) for this. Another expense would be designing and creating 2D boards for the exhibit. She foresees keeping parts of the exhibit up indefinitely in other spaces in the building. She also foresees the need to restore some objects in the collection for the exhibition (i.e. the melodeum.) She will try to get an estimate of the cost, but first needs to do more planning. To fund this exhibit and these restorations, she suggested using receipts from the sale of the Taunton blanket chest. Ethically this money, received by de-accessioning an object is to be used for continuing preservation, restoration and other similar cultural purposes. Giske noted that the Warrant for Town Meeting is expected to request authorizing such use of those proceeds.
In general, WHC members like the idea of the exhibit and using some of the Taunton chest proceeds for it, but would need to know the amount of money and also would need to consider other possible uses for the funds.
- B. 255 Merriam Street
AP stated that the Planning Board voted to approve recommendation for the bylaw change. The Select Board will deal with it next, and then PB will bring it to Town Meeting. AA noted that the Development Agreement is in process with the Select Board. SW stated that he is working on getting a price for documenting the existing conditions of the barn.

5. **Other HC Business:**

- A. Discussion of Demo Delay Applications
PH stated that as discussed, the two demo delay public hearings will be scheduled for the next meeting. She stated that the contractor of 271 Glen has agreed to peel off the aluminum siding to see what is underneath. For now, they have decided to use cedar clapboards and corner boards, in kind restoration.

-
- B. Weston Preservation Awards Project PH asked if someone wanted to spearhead this initiative. Members discussed similar Planning Bd award, but WHC's goal is different. HS stated that the couple that is doing the restoration at 215 Boston Post Road is a good example of someone doing the right thing. SW stated that he has a friend in Somerville who won their preservation award which he will send to the rest of the commission. AP suggested that they all do a little homework to research what other towns have been doing.
- C. Outreach to realtors KS began an outline of processes and steps that applicants should do to get their proposal approved by the Historic Commission. She recommended that it could be given to a prospective buyer who may purchase a historic home. PH stated that realtors should also have a reference showing where the Historic Areas and Districts are located. KS suggested that should be provided online. SW will work with KS, and then this can be circulated for discussion.
- D. Sibley Barn at 751-761 Boston Post Road Status HS stated the Land's Sake representatives are not interested due to the cost. It's a unique 3-level bank barn, but the project is in limbo now. AA stated that the developer was willing to take it down, label it, and move it to wherever the town decides it should go. However, ZBA has not yet issued a comprehensive permit on the application; it is frozen due to the Corona virus emergency.
- E. Response to BPR Intersection Improvements Memo Section 106 SW stated that he is writing the response to the memo and will circulate it for review. The response will be about concerns over implications on the Historic District.
- F. Melone House sign and other signs PH described a renovated wood kiosk offered by Con Comm for a Melone House sign to explain the historical significance of the house. She noted that SW and she thought that a slant board sign could be a better option. She explained that Cindy Bates has language that could be used.
- Pam Fox brought up the idea of a history/educational slant board at Town Green, perhaps located at the eastern end opposite the horse sheds. Comparatively, that would have more foot traffic than one located at Melone House. Discussion on possibly using funds from the sale of the Taunton Chest for these, but WHC will need to make a list of priorities. To be followed up after funding availability is ensured.
- H. JST exhibit by WHS See JST status update above.
- 6. Treasurer's Report:** No update
- 7. Administrative Approvals:** None
- 8. Historic Marker Applications:** None
- 9. Approval of minutes:** HS moved to approve the minutes for March 4, 2020. KS seconded. All in favor.
- 10. Calendar** Next meetings: May 26, 2020, June 23, 2020
- 5. Adjournment:** AA moved to adjourn / AF seconded Vote: Unanimous
Meeting adjourned 8:12 pm
- Respectfully submitted: Dana Orkin

Demolition Delay Review Summary:

A. Location and Documentation	Process	Applicant(s) Present	Building Data	Proposed Demolition	Notes
770 Boston Post Road MHC Form B MHC Form A BPR Historic District)	Scheduling of a public hearing		2-story 1892 Colonial Revival with 1964 renovations. Also, tennis pavilion and garage	Total demo	Public hearing to be scheduled
<p>Discussion: Built in 1892 by Weston Architect Samuel Mead, the colonial revival mansion known as the Lorenzo N. Kettle House is located in the Boston Post Road National Register Historic District. There was a demolition delay imposed in 2015 that has since expired. On 3/31/2020 the WHC voted that the house is significant and intended to bring the applicant to a Public Hearing. However, because of the Corona virus emergency, and the stay-at-home order lasting until 5/18/20, PH explained that the public hearing was not yet scheduled. A site walk would need to be conducted before a public hearing. Public hearing will be noticed for May 26, 2020.</p>					
<p>Disposition: None</p>					
B. Location and Documentation	Process	Applicant(s) Present	Building Data	Proposed Demolition	Notes
271 Glen Road MHC Form A. (Glen Road Historic Area & Glen Road Historic District)	Scheduling of a public hearing		2-story 1922 Colonial Revival with 1979 renovations	Replace siding and add sunroom	Public hearing to be scheduled
<p>Discussion: The house is a 1922 Colonial revival. It is distinctive for its central portico and the 2nd floor bay above that portico. It contributes to the Glen Road Historic District and Historic Area. On 3/31/2020 the WHC voted that the house is significant and intended to bring the applicant to a Public Hearing. However, because of the Corona virus emergency, the stay-at-home order lasting until 5/18/20 and the owner's request for more time, PH explained that the public hearing was not yet scheduled. A site walk would need to be conducted before a public hearing. Public hearing will be noticed for May 26, 2020.</p>					
<p>Disposition: None</p>					
Abbreviations	O = Owner; OR = Owner's Representative; D = Designer; Ar = Architect; Att = Attorney, C = Contractor				