

Belmont Historic District Commission

MEETING MINUTES

Tuesday, October 11, 2022

Meeting Held Remotely via Zoom

Staff Present: Gabriel Distler

Commission Members Present:

☒ Carol Moyles, Co-Chair

☒ Carl Solander, Co-Chair

☒ Michael Chesson

**RECEIVED
TOWN CLERK
BELMONT, MA**

DATE: November 16, 2022

TIME: 3:10 PM

☒ Jacqueline Appel

☒ Stefan Ahlblad

☐ Drew Nealon

☐ Nushin Yazdi

Community Members Present:

Patrice Garvin, Town Administrator; David Blazon, Facilities Manager; Chuck Packard, Yar Laakso, Andy Healy

1. C. Solander called the Meeting to Order at 7:02 PM

C. Solander, presiding; M. Chesson, Minutes

2. New Public Hearings

- Case 22-20 455 Concord Ave.—Discussion of brick repairs for Town Hall chimneys with Chuck Packard, brick company rep, and Yar Laakso, TGAS. J. Appel, C. Solander, and C. Packard suggested various brick mixes. C. Solander moved approval of a 70/30 mix of Morin College Blend 30%, and Selcrest 500 70%, mortar to be determined. S. Ahlblad or C. Solander to visit and judge color mix. M. Chesson seconded motion. Unanimous approval. D. Blazon thanked HDC for support, and said slate roof work could not be done with funding approved. He will ask Town Meeting again in spring 2023.
- Case 22-21 455 Concord Ave.—D. Blazon presented a proposal for a security door at the Town Hall administration office, like those at the police and fire stations and DPW building. Visitors would be buzzed in. Custom made woodwork would match the dark, original wood in the space. Regular key or electronic not yet determined. C. Solander asked about appearance of wall mounted devices. D. Blazon said the door and side panels would have an upper glass panel, solid wood on bottom, and be handicapped accessible. Pass cards would be issued to town staff. P. Garvin explained why the door is necessary. M. Chesson moved approval; C. Moyles seconded. Unanimous approval.
- Case 22-22 115 Mill Street—A. Healy, McLean Hospital, presented plan and drawings for a new handicapped ramp at front entrance of administration building. The only

handicapped access is at building's rear. Questions from HDC members and a detailed discussion, with responses from A. Healy. C. Solander asked for samples of major materials to approve, and about a handrail. C. Moyles said a rail was unnecessary, because the ramp would have less than a 5% grade. Case closed and continued.

3. Approval of Minutes of previous meeting

Unanimous approval of draft minutes for 9/13/2022 as corrected. A general discussion of an improved process for the minutes, with the draft sent to designated proofreader twice, before being sent to G. Distler, who will be copied on draft sent to proofreader. Unanimous approval of new process.

4. Continued Discussion

- Membership update—G. Distler said that the Select Board was ready to make appointments. Of the several candidates, C. Moyles recommended Meg. O'Reilly, a lawyer with expertise needed by the HDC. She could fill one of three alternate vacancies. Discussion about leaving other slots open, for an architect or preservationist, and an historic district resident. Unanimous support for recommending Meg O'Reilly to Select Board and leaving two slots open.
- Town Owned Historic Assets Building Inventory—J. Appel sent draft to the Community Preservation Committee. M. Chesson will report back to G. Distler. A public forum for presentation of applications to CPC is set for November 9.
- Status of the municipal light building and historic district signs-- M. Chesson said there had been no change in status of light building. Steven Garrity, a sign carver chosen by the Belmont Historical Society, is nearing completion of the signs, which will be presented to the BHS for acceptance. Current cost is \$2,000 to be paid by BHS. G. Distler will coordinate installation with Highway Department when signs are turned over to the Town.
- C. Solander reported on the LMC/HDC Joint Meeting for Wednesday, 10/12/2022. There will be discussion of the 2019 letter from the Madden Group, to facilitate townwide input on possible uses of the Barn. Agreement by HDC to seek a new bid, original cost of \$10,000, and funding sources. Discussion about project leader. HDC role is to protect the historic exterior and integrity of the architecture. LMC should have lead role. Brainstorming will be first step for joint meeting.

5. Work Plan

- C. Moyles said HDC needs updates to items that frequently come before HDC, that architects are best qualified to do the work, and that she is collecting other towns'

guidelines. C. Solander suggested working through the guidelines by section. S. Ahlblad and G. Distler said these changes should be clear on web page.

- S. Pinkerton has resigned as chair of the Planning Board, and Chuck Clark from the Board of Assessors. Matt Lowry will be acting chair.
- Nothing to report on housing production plan advisory.

6. General Housekeeping

- Community Development Administrative Updates. Discussion of returning to in-person meetings, or holding hybrid meetings. HDC agreed to continue remote meetings into 2023, and drop this item from agenda until the new year.

M. Chesson moved to adjourn the meeting, J. Appel seconded. All members were in favor. The meeting adjourned at 9:30 PM.

Next monthly meeting: Tuesday, November 15, 2022. Minutes assigned to D. Nealon.

Respectfully submitted by Michael Chesson