

Belmont Historic District Commission
MEETING MINUTES – McLean Zone 3 Development Subcommittee

Tuesday, October 12, 2021
Meeting Held Remotely via Zoom

Staff Present: Robert Hummel

Commission Members Present:

- | | |
|--|---|
| <input checked="" type="checkbox"/> Lisa Harrington, Chair | <input type="checkbox"/> Stefan Ahlblad |
| <input type="checkbox"/> Michael Chesson | <input type="checkbox"/> Drew Nealon |
| <input checked="" type="checkbox"/> Lauren Meier | <input type="checkbox"/> Nushin Yazdi |
| <input checked="" type="checkbox"/> Carol Moyles | <input checked="" type="checkbox"/> Carl Solander |
| <input checked="" type="checkbox"/> Seth Clarke | |

Community Members Present: Jack Dawley, Northland Residential Corp.; Mike Breau, TAT; Ed Bradford, TAT; Alan Aukeman, Ryan Associates.

Carl Solander presiding; L. Harrington, Minutes

1. Continued Design Discussion, Presentation:

- E. Bradford began TAT's PowerPoint presentation of the current development project. E. Bradford's comments included:
 - Phase 2 ties between all McLean developments
 - The eclectic blend of all buildings on the McLean Campus
 - Selection of materials, showing surrounding building materials
 - TAT looked to the de Marneffe / Administration buildings as precedent
 - Photos of materials
 - Link between materials of the Chapel to the mid-rise buildings
 - Examples of town home precedents
 - Proposed mid-rise roofs compared to existing campus buildings
 - Chapel: placement of garage is not random; topography was considered as well as centered on the four dormer windows of the Chapel

Discussion:

- J. Dawley pointed out HDC concerns about gable roof of the Chapel garage
- M. Breau said regarding the garage, the use of similar materials, sympathetic to the style of the Chapel. TAT believes the garage reads as secondary. TAT does not believe a flat roof on the garage for homeowners and the street experience.
- J. Dawley asked what are the next steps?
- C. Solander stated we are still where we are with comments regarding the issues and concerns of the Chapel garage.
- S. Clarke commented that TAT has not allowed the garage to compete with the Chapel, this is a good thing.

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- C. Moyles appreciates the discussion of materials and the roof form, although the garage doors seem “dolloed up”. L. Meier agreed.
- L. Meier suggested a site visit. L. Harrington to arrange.
- M. Breau pointed out other successful renovations of existing historic buildings.
- J. Dawley updated on the status of Planning Board meeting next Tuesday (10/19). PB is not ready for materials review and we will need continuing working sessions including sub district B, landscape, etc.

Meeting adjourned 7:02 PM.

Respectfully submitted by Lisa Harrington