



Town of Belmont Historic District Commission

19 Moore Street, 2nd Floor, Belmont, Massachusetts 02478
Telephone: 617.993.2651
<https://www.belmont-ma.gov/1563/Historic-District-Commission>

Carl Solander, *Chair*
Jacqueline Appel, Yael Getz Schoen, Drew Nealon, Henry Ogilby, Matt Schonewald, *Members*
John Beaty, *Alternate*

CERTIFICATE OF APPROPRIATENESS

PROPERTY: 27 Wellington Lane
OWNER: Elysia and Mike Cooke

The Historic District Commission hereby certifies, pursuant to Chapter 40, Article 3, §40-315 of the Bylaw of the Town of Belmont and the Town Meeting Article establishing the Commission, that the construction described below is not incongruous to the historic aspects or architectural character of the building or district.

Replacement of brick stairway with new brick and slate stairway with stone retaining walls, new brick paver pathways and patio. New cobblestone driveway located in front of the garage door. Painting of previously unpainted garage siding Sherwin Williams Greek Villa with trim painted Benjamin Moore Chantilly Lace. Replacement in kind of rotten trim and siding. These elements were constructed prior to the issuance of this certificate.

The following elements are approved with conditions:

1. A cobblestone parking pad encroaching on the public way contingent on approval of the encroachment by the Select Board. This element was constructed prior to the issuance of this certificate.
2. A new black-painted iron or steel handrail with 1" square posts located on the left side (looking from Wellington Lane) of the new brick and slate stair is approved contingent on review and approval by the Chair of the spacing of the posts and a dimensioned drawing of the cross-sectional profile of the top rail.

The following elements included on the application are **not** approved:

1. Painting of the previously unpainted main house. Please refer to the Notification of Disapproval regarding this element.

If work authorized by this certificate is not commenced within one (1) year after the date of issuance, this certificate shall expire and be of no further effect; provided that, for cause, one or more extensions not exceeding ninety days each may be allowed in writing by the Chair.

The Town of Belmont does not discriminate on the basis of disability. The Town will provide auxiliary aids and services, written materials in alternative formats, and reasonable modifications in policies and procedures to qualified individuals with disabilities upon request. For more information contact our office by calling: 617.993.2651.

RECEIVED
TOWN CLERK
BELMONT, MA

2025 OCT -8 PM 12: 55

Case Number: HDC-25-11

Date of Certificate: October 8, 2025

Attest: A true and correct copy of decision filed with the office of the City Clerk per MGL 40C §10 and the Historic District Commission on October 8, 2025.

By , Chair

Twenty days have elapsed since the filing of this decision.

No appeal has been filed _____ . Appeal has been filed _____ .

Date _____ City Clerk