

Belmont Historic District Commission MEETING MINUTES

Thursday, November 12, 2020
Meeting Held Remotely

Commission Members Present:

- ☒ Lisa Harrington, Co-Chair
- ☒ Tracy Marquis, Co-Chair
- ☒ Lauren Meier
- ☒ Terry McCarthy
- ☒ Sue Pew
- ☒ Carl Solander, Alternate
- ☒ Michael Chesson
- ☒ Carol Moyles
- ☒ Michael Smith, Alternate
- ☒ Nushin Yazdi, Alternate

Community Members Present: Matt and Steph Schonewald, Keith Miller, Richard Madden, Nancy Doraiswami, Giovanni Paganini.

1. 7:00 PM Meeting Called to Order.

2. New Public Hearing

- a. Case # 20-12, 548 Pleasant Street, scope: move and replace a rear facing window [site visit: Nushin and Mike C:]
 - Homeowner Matt Schonewald explained proposal and window placement in new bathroom. N. Yazdi reported on her visit. Discussion about public view, lack of symmetry, double-hung but larger window; and pleasant, practical use of room by owners. Suggestions from M. Smith, L. Meier, L. Harrington. After brief adjournment from public hearing, architect K. Miller joined meeting and explained some details. Neighbor Richard Madden spoke in support, as did S. Pew, from her earlier visit. L. Meier said change was not egregious. T. Marquis asked if it was a minor change. T. McCarthy suggested a compromise between size of window, and placement.
 - C. Solander moved approval of project as presented with a smaller window. Seconded by L. Meier. Motion approved with one negative vote.
- b. Case # 20-13, 560 Pleasant Street, scope: replace siding on Leonard Street side of house exclusive of windows and trim; and replace siding on garage, adding a door on rear side not visible from street. [site visit: Nushin & Mike C:]
 - Owner Nancy Doraiswami explained two parts of project. Nushin said location is high visibility from Pleasant and Leonard Streets. Discussion of material for garage.

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DATE: February 2, 2021

TIME: 2:09 PM

Water an issue for bottom of structure. House built in 1891. Contractor G. Paganini said he would use cedar, or pine, whatever HDC approved, but asked about painted azek for trim at water table.

- T. Marquis said assessor listed garage as built in 1930, and asked for a motion. C. Solander suggested approve the work as presented, with trim touching the ground painted azek vs. cedar. L. Meier moved approval. Seconded by C. Solander. Proposal approved unanimously.

3. New Business:

- a. M. Chesson said CPC asked at its earlier meeting about the HDC position on proposed work for the Town Hall chimneys. HDC members will check the CPC app on the town website.

4. Continuing Discussions:

- a. Extensive work being done at 52 Washington Street. T. Marquis reviewed the building permit, for a new foundation, and other changes. L. Meier explained that we were both the Historic District Commission, and the Historical Commission for Belmont, with different responsibilities. Discussion by members of lack of notification from Community Planning on repainting done at the Richardson Farm; and this project. L. Harrington said there is a timeline on permitting. T. Marquis said that it's not triggering. HDC finds out about projects only after the fact.
- b. Work Plan
 - i. Police Station: Mike Smith said the new front steps are almost done, but that much exterior work remains. The landscaping will probably be done in the spring.
 - ii. Municipal Light Building: Lisa Harrington has completed the RFP for the proposed stabilization. There is no feasibility study since the existing conditions are not known. The building will not be available for other uses for six years.
 - iii. Richardson Farm National Historical Register Nomination: M. Chesson has not heard from the author of the draft nomination. L. Meier will contact Tim Orwig.
 - iv. Realtor Education: L. Meier found an old document with Design Guidelines for Belmont Historic Districts. Terry McCarthy and Sue Pew will draft a brochure that could be mailed to realtors and current residents of the Historic Districts.
 - v. General Bylaws/Historic Districts: On hold.
 - vi. CPC Historic Resources edits and additions: On hold.

5. Minutes: August 11th and August 20th minutes approved unanimously

The date for the next HDC meeting will be December 8th and held via Zoom.

Respectfully submitted,

Michael Chesson