

Belmont Historic District Commission
MEETING MINUTES

Tuesday, May 10, 2022
Meeting Held Remotely via Zoom

Staff Present: Gabriel Distler

Commission Members Present:

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

Community Members Present:

S.V. Kumar, K.K. Banger, Steve Panosian, agent for the Homeowner (Jeffrey Hausner), Elizabeth Gibson

1. 7:05 PM Meeting Called to Order

L. presiding; C. Moyles Minutes
L. Harrington opened the public hearing

2. New Public Hearing

Case 22-08: 543 Pleasant Street – Replacing unsafe windows

- Homeowner Sheetal Kumar gave a summary of the project looking for recommendation to replace the basement windows surrounding the house to help in securing the home and a new basement door. The house was built in 1951 and is not of historic significance. Several window sizes and quantities were presented.
- C. Solander inquired as to a preferred option and suggested symmetry for all windows, L. Harrington confirmed.
- Richard Madden, neighbor at 535 Pleasant has provided letter of support.
- D. Nealon, stated that a 3' x 3' size window could be a deterrent to potential break-ins.
- C. Solander also noted that the windows are vinyl clad.
- In summary, all replacement windows shall be 3'x3' in size with no dividing lines, with three matching windows on the side of the house and will explore implementing a fiberglass material basement door.
- S. Ahlblad moved to approve the certificate with the condition that the application package be updated so that the door is submitted as a certificate of non-applicability. Carl Solander seconded, and the motion passed unanimously.

Case 22-09: 467 Pleasant Street – Replacing front door

- Steve Panosian, Agent presented application regarding replacing the existing outside door.
- L. Harrington inquired if the door was original, Steve stated the door was part of the addition

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DATE: July 7, 2022

TIME: 10:48 AM

and is not original to the house.

- L. Harrington asked the door could be restored; Steve clarified that door is in very poor shape.
- S. Ahlblad noted the proportion of the door panels and commented that door color should be a contrasting historic color.
- L. Harrington stated that the new door should replicate the interior door design.
- Exterior lighting next to the door was noted. L. Harrington stated that any new lighting would require a new application.
- Application will be updated and be reviewed in the next meeting including historic color options.

3. New Business

- a. Discuss proposed inventory and condition study of Town-owned historic assets
 - At the CPC (Community Preservation Committee) Meeting with Elizabeth Dionne and Elizabeth Gibson requested that HDC be involved.
 - A HDC subcommittee could be formed to work with the CPC and Town on future conditional studies.
 - A Town RFP needs to be drafted and submitted by June 30th so that CPC funding can be awarded by June 30th.

4. Approval of Minutes:

- a. Approve Draft 4/12/2022 Meeting Minutes
 - L. Harrington moved to approve minutes, N. Yazdi seconded, and the motion passed unanimously.

5. Continuing Discussion

- a. Demolition Delay Bylaw Renewal
 - L. Harrington stated that the Town meeting went well and that the Demolition Delay Bylaw was passed at Town Meeting. This is now a permanent by-law so other town resources can be reviewed for adding to the list. Any additions to the list would require town approval.
- b. MBTA Community Zoning Subcommittee
 - G. Distler gave a brief overview of the subcommittee status. C. Solander and M. Chesson stated that they would be interested in serving on subcommittee representing the HDC.
- c. Belmont Woman's Club (Homer House) Driveway Project
 - L. Harrington stated that the Belmont Women's Club is submitting a new application for the driveway. Wendy Murphy representing the Belmont Women's Club is presenting to the Belmont Planning Board on June 7, 2022.
 - C. Moyles plans to attend the Belmont Planning Board meeting representing the HDC.
- d. Pleasant Street Historic District Signage and Plaques
 - M. Chesson stated that the Belmont Historical Society is exploring private funding for the restoration of the historic district signs and the Town Highway Department will install them.
 - M. Chesson also stated that the Belmont Historical Society is making plaques for historic properties in Belmont.
 - C. Moyles suggested that the HDC promote the installation of a plaque as applicants come forward as part of the HDC application process.

e. Belmont Community Path

- L. Harrington shared the HDC draft letter of support for the Belmont Community Path.
- M. Chesson made a motion to approve. N. Yazdi seconded, and the motion passed unanimously.

f. Upcoming projects for HDC review

i. McLean Barn second phase

- Carl Solander stated that another LMC co-chair has been appointed and HDC can reach out to her about activating the Mclean Barn second phase process.

g. HDC Membership Update

- L. Harrington stated that she is not seeking reappointment to the HDC. The HDC needs to discuss appointment of a new chair/co-chairs and new members. Members should reach out to Belmont residents regarding future HDC membership.

h. Work Plan

i. CPC Projects Town Owned Building Inventory.

- L. Harrington will confirm with Town if all town owned buildings fall within HDC purview. J. Appel expressed interest in reviewing the inventory list as HDC subcommittee member. The goal is to prioritize the inventory list for Town fiscal year funding approvals.

ii. Town Website (HDC)

- S. Ahlblad restated that certain links and cross-references are not working well.
- Gabriel stated that the content on the website is confusing and definitions (Demolition Delay) vs. Building on National Register etc. need to be clarified and submission instructions needs to be highlighted.
- G. Distler to suggest and markup text clarifications and highlight updates for the HDC to review and approve.

6. General Housekeeping

- C. Solander inquired about the McLean Parcel Design Review Agreement and overview of the HDC. G. Distler will reach out to the Planning Board about the status of the permit process for the McLean Parcel
- D. Nealon will write HDC notes July 12, 2022, C. Solander will write HCD notes June 14, 2022

Meeting adjourned 10:08 pm.

Respectfully submitted by Carol Moyles