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## **Belmont Historic District Commission**

### **MEETING MINUTES**

**Tuesday September 13, 2016**

**Belmont Town Hall, Room 2**

Commission Members present:      Lauren Meier, Chair  
   Terry McCarthy, (Member)  
   Elizabeth (Sue) Pew, (Member)  
   Michael Smith, (Alternate Member)  
   Lydia Ogilby, (Member Emeritus)

Not Present:                              Jacob Cohen, Lisa Harrington

### **7:05 PM Meeting called to order**

#### **Old Business**

- Assignment of Meeting Minutes
  - Sue Pew – September 2016
  - Terry McCarthy – October 2016
  - Michael Smith – November 2016
- Review and approval of minutes for June 24, 2016 and July 12, 2016: The minutes were approved as amended to read, “Respectfully submitted” followed by the name of the recorder on future minutes.
- The minutes are now appearing on the Town website.

#### **Continuing Discussions**

##### **Frost House Rehabilitation - update**

Mr. Smith reported on the current (approved) rehabilitation project, which will commence shortly after a construction delay. There continues to be some overgrown vegetation, although, as of this date, the historic sign is visible, the engraved history plaque somewhat visible. The Commission discussed previous projects undertaken at the property.

##### **Historic Inventory Project/CPA - update**

- The consultant, Lisa Mausolf is continuing to complete the project, with HDC member Lisa Harrington coordinating work.
- Our Commission will make plans to invite the CPA Committee and the Town Planning Board to a presentation by the consultant on the results of the inventory.

##### **Demolition Delay**

- Ms. Meier and Mr. Smith reported that the one-year extension of the bylaw expires in 2017, so that action is needed to approve a new bylaw. It is their opinion that a new draft is needed for the bylaw.
- They specified needs for
  - Simplification
  - Delay designations
  - Updated historic building list
- There was also a discussion that additional tools, beyond demolition delay, are needed to strengthen and preserve historic architecture.

**Commission Membership and appointment update**

- As mentioned by Mr. Smith in the June 14, 2016 minutes, the application of Nushin Yazdi and Kathleen Fahey have been submitted to the Selectmen, but not yet acted on. Their vote is expected on Monday Sept. 19<sup>th</sup>.
- To date, the Commission is not staffed with 7 regular members and 3 alternates, particularly a member of the Boston chapter of the AIA, which is a required representation. Architects Richard Polvino and Karl Leabo, both BSA members, have submitted letters of interest.

**Homer House update:**

- Mr. Smith and Ms. Meier reported on their meeting onsite with Gary Wolf to review work proposed on the building, funded by CPA, which will likely come before the Commission at the October meeting.
- Various members discussed the need for more funding to address water infiltration into the building.
- There is a continued need for universal access into the building and site improvements for the safety of visitors.
- There was a feeling that a landscape design project by someone familiar with historic preservation would be of value for the property.

**Other discussions:**

- There is no further information concerning the barn rehab at 56 Waverley Street.
- Mrs. Ogilby raised the issue of properties in Belmont associated with historically significant individuals. Since most of these were not addressed in the current inventory project, Ms. Meier suggested that the Commission could take on the responsibility of preparing inventory forms.
- There is pending development of 7 acres off Woodbine Road adjacent to Habitat. The Board of Survey (Selectmen) will have to approve the proposed dead-end road (which is longer than allowed) into the property to accomplish this.

**The meeting was adjourned at 8:05.**

Respectfully submitted,

Elizabeth (Sue) Pew