

Historic District Commission
Town Hall, Room 126
Meeting Minutes, 22 January 2019

Meeting called to order at 7:35 PM. Attending: David Honn (DH), Anita Rogers (AR), Ron Regan (RR), Fran Arsenault (FA), Maria Crowley (MC), and David Shoemaker (DS). John Benson (JB) Selectmen Representative absent.

7:30 pm **Citizen's questions** – No Citizens

7:37 **Minutes for 01/08** approved unanimously.

7:38 **Project spreadsheet review:** Dates were checked. A placeholder for an anticipated application was created.

7:45 **450 Main St** – Discussion of the Slate Roof replacement. DS recuses himself as abutter. Owner has described the difficulty of maintenance due to a mounting system that requires the placement of rusting hooks for each slate piece. We would like to see a professional slate specialist's opinion sought, as the HDC would still like to see the roof repaired if feasible. There was discussion in the HDC of various choices for replacements; the HDC would be pleased to help identify an optimal non-slate solution. One might consider a metal roof. If there is value in the slate it would be good to seek those who may want to recover the slate as it comes off. DS returns.

8:10 **14 Newtown Road** – Discussion of backup generator. DS recuses himself. The homeowner (DS) wishes to install a 12 kW backup generator. The proposed installation location is intended to be, once completed, invisible from Newtown Road through the addition of a ~6" height to an existing rock retaining wall, and appears to meet the code requirements. The homeowner will submit an application for consideration by the HDC. DS returns.

8:20 **53 River Street Dam structural report.** The HDC should become familiar with the document ASAP. The assessment of the dam presented in the report is that it is in danger of failure. The HDC would like to see a flowchart of the chain of actions for the development of the site but in particular to allow a demolition if that should be recommended, and a

clarification of the HDC role in that decision making. The Inspection/Evaluation report will circulate in the HDC. Three scenarios are to remove it entirely, a partial breach, or a reconstruction. MGL 253 – Mills, Dams, and Reservoirs – appears to be relevant to these situations.

8:30 **Holden Farmhouse Event.** Facilitating an event about this building, with the HDC and HC sponsoring. There are two functions to be undertaken: to inform the public, and another to inform specialists and stakeholders. This may be best achieved with two events. The Women's club is one option; the Library is another (well suited for a public event). We will seek dates and practical solutions.

8:40 **Year End Summary:** Delivered to the Town by DH. Sections reviewed by the HDC.

8:45 **Asa Parlin House:** Review of a letter from the Chair to the Town Manager, to communicate the HDC support for a proper preservation of the building.

8:55 **39 School St:** No HDC member has heard of any recent activity. HDC will reach out about a dumpster that has been in place for an extended period.

9:00 Meeting adjourned.