

## DUXBURY HISTORICAL COMMISSION

Minutes: October 7, 2020

APPROVED OCT. 21, 2020

Present: Tag Carpenter, Chair, Nicole Walters, Vice-Chair, Chris Andrew, Arthur Evans, Dante Iannazzo, Sheila Lynch-Benttinen, and Ed Mayo.

*Note: the numbering below is chronological and may not correspond to agenda item numbering.*

Mr. Carpenter called the meeting to order at 7:01 PM and confirmed that members present could be heard by mentioning their name and receiving an affirmative response. He then read the following preamble:

*"This Open Meeting is being conducted remotely consistent with Governor Baker's Executive Order of March 12, 2020, due to the current State of Emergency in the Commonwealth due to the outbreak of the COVID-19 Virus. In order to mitigate the transmission of the COVID-19 Virus, we have been advised and directed by the Commonwealth to suspend public gatherings, and as such, the Governor's Order suspends the requirement of the Open Meeting Law to have all meetings in a publicly accessible physical location. Further, all members of public bodies are allowed and encouraged to participate remotely. The Order, which you can find posted on our agenda, allows public bodies to meet entirely remotely so long as reasonable public access is afforded so that the public can follow along with the deliberations of the meeting. For public access please email at [DuxHistoricalCom@gmail.com](mailto:DuxHistoricalCom@gmail.com) or call in at 1-929-436-2866 for questions or comments.*

*This meeting is convening via Zoom video conference and is being recorded. The recording will be made available via video on-demand on PACTV's website."*

**1. Open Forum.** No discussion

**2. Minutes.** Minutes of the September 16 meeting were approved as written by a 6-0 vote (one commissioner arrived late).

**3. New Demolition Delay Applications:**

a. *187 King Caesar Road, ca. 1904 or 1905, total demolition.* Jessica Williams, architect, and Tristan Partain, contractor participated representing the owner. House was built as a summer cottage designed by Clarence Blackall, who also designed the Colonial, Wilbur, and Metropolitan theaters in Boston. There have been only a few owners, with many renovations made to the interior throughout the years. Concerns the house was considered a tear down when it recently changed hands were set aside by Ms. Williams, who said she had initially considered moving the structure on site and installing a new foundation, but abandoned that plan because of budget concerns. The replacement house will be modest in scale and in keeping with the design of other houses in the neighborhood. A motion made and seconded that 187 King Caesar Rd. was preferably preserved and met two of the criteria of the demolition delay bylaw was defeated by a 6-0 vote. The bylaw does not apply, and demolition can proceed.

b. *39 Sunset Road, ca. 1883, partial demolition/addition.* Ms. Williams and Mr. Partain again represented the owners and shared drawings of the proposed addition. The original house will remain, but with new dormers added to both sides of the roof. The addition to the rear, built in the 1950's or 60's, will be demolished and replaced with a two-story structure similar in design and scale to the original house. The historic significance of the house was noted in the application by the previous owners for total demolition dated May 13, 2020, withdrawn July 16, when the house was sold. In a motion made and seconded, the Commission again recognized the historic nature of the house, but waived requirements of the demolition delay because of the preservationist nature of the plans to remodel it. Passed 7-0.

c. *47 Surplus Street, the Joseph Brewster Jr. House, ca. 1833 (DUX 142), partial demolition/addition.* Structure is in a Local Historic District, so renovations to it must comply with LHDC requirements. Commissioners allowed the house meets all three requirements of the demolition delay bylaw and were pleased the proposed renovations would preserve the style and design of the structure. A motion was made and seconded to waive requirements of the demolition delay bylaw because the renovation was preservationist in nature and subject to the requirements of the Local Historic District Commission.

#### **4. Demolition Delays in Effect**

a. *313 Washington Street, expires July 29, 2021.* The house has been sold; new owners are said to intend to preserve the structure. Maureen Hansen will be asked to arrange a meeting to discuss alternatives.

b. *761 Temple Street, expires Oct. 1, 2020.* Need to set up an executive session at the next meeting to discuss developments.

c. *184 Marshall Street, expires Feb. 6, 2021.* Maureen Hansen will be asked to arrange a meeting to discuss alternatives to demolition.

d. *260 Washington Street Barn, expires August 5, 2021.* A draft letter to the owners from the Chair reporting on his and Building Commissioner Jim Wasielewski's site visit is in process.

e. *57 Shipyard Lane, expires September 16, 2021.* To be considered at a future meeting.

#### **5. Administrative Matters**

a. Town history on DHC website. Commissioner Andrew's father is hard at work on this.

b. Review of DHC communication process. A draft flow chart prepared by the chair was the subject of a lengthy and constructive discussion. The chart will be for internal use only and not distributed to the public. Creation of a preservationist award was suggested and is to be considered further at the next meeting, along with development of a contacts list of builders and designers that specialize in restoring historic homes.

c. Demolition Application form clean-up. Commissioners agreed a simplified version of this was preferable to the present version. Draft to be circulated and submitted to the Chair for approval.

d. MHC FY 21 Survey and Planning Grant cycle. The Chair shared an email received from Valerie Massard, Planning Director, stating this grant cycle has been extended due to delays caused by the COVID pandemic. The Planning Director will work with the DRHS to prepare a proposal for next year's round of grant applications and welcomes the DHC to partner in this process.

**7. Motion to Adjourn.** Made and seconded at 8:58 PM. The next meeting of the Commission will be held remotely on Wednesday, October 21 at 7:00 PM.

#### New Materials Received:

1. Demolition Application dated September 21, 2020 for 187 King Caesar Road.
2. Demolition Application dated September 17, 2020 for 39 Sunset Road.
3. Demolition Application dated September 17, 2020 for 47 Surplus Street
4. Email dated September 30, 2020 from Valerie Massard re: grant application

*Minutes prepared and submitted by Arthur B. Evans, Clerk*