

DUXBURY HISTORICAL COMMISSION

Approved July 29, 2020

Minutes: July 15, 2020

Present: Tag Carpenter, Chair, Nicole Walters, Vice-Chair, Chris Andrew, Arthur Evans, Sheila Lynch-Benttinen and Ed Mayo. Michael Cole was absent.

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

Mr. Carpenter called the meeting to order at 3:00 PM and confirmed that members present could be heard by mentioning their name and receiving an affirmative response. He then read "Introduction to Remote Meeting" as follows:

"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 <https://www.pactv.org/pactv/towns/duxbury/duxbury> or call in at (781) 934 1100 xt.5409 for questions or comments.

This meeting is convening via ZOOM video conference produced and recorded by PACTV, and can be viewed live on the Duxbury Government Channels – Verizon 39 or Comcast 15; or for those without cable, on PACTV's Prime streaming channel at PACTV.org/LIVE. This meeting will then be available via video on-demand on PACTV's website."

1. Open Forum. No discussion.

2. Minutes. Minutes of the July 1 meeting were approved as written by a 6-0 vote.

3. Public Hearing: 313 Washington Street. Total Demolition of 3 buildings.

The Chair opened the hearing. The three buildings will be considered individually and as a group. Two of five members of the family that own the property and are co-managers of it participated in the meeting along with several abutters. Two letters from individuals and a petition signed by 41 residents opposing demolition were entered into the record. The family members again stressed the conflict between their desire to see the property restored and their need to sell it because the family is scattered and no longer concentrated in Duxbury. They estimate it would cost between \$800k and \$1m to bring the main house up to date. The Chair asked if anyone favored demolition: no one did. Because of bylaw restrictions, the property cannot be subdivided without a variation, thought to be unlikely. After asking individual commissioners for their thoughts, the Chair entertained a motion to close the hearing. Passed 6-0. No vote was taken on the application; will be considered further at the July 29 meeting.

4. Public Hearing: *39 Sunset Rd., Total demolition.*

The Chair opened the hearing. A purchase and sale agreement on the house was signed July 15; new owner participated in the meeting and stressed her intention to remodel rather than demolish. The demolition application may be withdrawn if the previous owners who filed it agree. A motion to close the hearing passed by a 6-0 vote.

5. Demolition Delays in Effect.

a. *184 Marshall Street. Delay expires Feb. 6, 2021.* New owner Eric Pontiff reported on alternatives to demolition. He intends to keep the site and build a new home on it for his family, while exploring options to move the present structure either to an adjacent lot or to an available lot further north on Marshall St. Commissioners applauded and supported to this effort.

6. The Chair ended the regular meeting at 4:00 PM and the Commission entered into executive session.

New Materials Received:

1. Letter dated July 6, 2020 from David P. Corey and Xandra O. Breakefield re: 313 Washington St.
2. Petition received July 9, 2020 signed by 41 residents re: 313 Washington Street.
3. Letter dated July 14, 2020 from David Amory re: 313 Washington Street.

Minutes prepared and submitted by Arthur B. Evans, Clerk