

NORTHBOROUGH HISTORIC DISTRICT COMMISSION

**Wednesday October 21, 2015 at 7:00 PM
Northborough Town Hall
Kitchen, Second Floor
63 Main Street, Northborough Ma**

Present: Bruce Chute, Norm Corbin, Brian Smith, Leslie Harrison, Stephanie Stockman, Amy White, Bob Ellis

Guests: Henry Garcia (27-29 Whitney St), Mike Roman, June Roman, and buyer (255 Hudson St),
Representative from the Unitarian Church

Chairman called the public hearing to order at 7:00PM.

- Public Hearing: 255 Hudson St. demolition delay
 - House needs a lot of work. Foundation/beams are not up to code. Height of ceiling and stairs are not up to code
 - Heating not up to code
 - Walk thru
 - Norm, Brian, and Bob walked through the property
 - Is the property historically significant?
 - It is on the Chapinville historic map.
 - Bob researched the property at the historical society.
 - There was no specific historical information on the property.
 - The architecture is corrupted inside and outside.
 - The addition is in a different era – barn is from the 60s
 - The buyer is willing to look into having some similar architectural design on the new building.
 - Norm Corbin made a motion that 255 Hudson St. is neither historically nor architecturally significant and Amy White seconded the motion. It passed unanimously.
 - Norm will draft a letter to the Board of Selectmen that the property is not historically significant.
 - The public hearing closed at 7:20PM

Chairman called the monthly meeting to order at 7:21.

AGENDA

- Approval of previous meeting minutes
 - July Meeting Minutes
 - Norm Corbin made a motion with the correction of Harris to Harrison to accept the July 2015 meeting minutes, and it was seconded by Amy White. It was accepted unanimously.
 - August Meeting Minutes
 - Norm Corbin made a motion to accept the August 2015 public hearing minutes, and it was seconded by Amy White. It was accepted unanimously.
 - September 16th Meeting Minutes
 - Norm Corbin made a motion to accept the September 2015 meeting minutes, and it was seconded by Leslie. It was accepted unanimously.
 - September 24th Meeting Minutes public hearing

- Norm Corbin made a motion to accept the September 2015 public hearing minutes, and it was seconded by Amy White. It was accepted unanimously.
- 27-29 Whitney St. which is within a Historic District– Application for Certification review
 - Mr. Garcia would like to recreate a short railing. The railing is a standard 2x2 baluster. He spoke with Tom Reardon, and this was Tom’s suggestion. The new railing would be appropriate for the time period.
 - Issues regarding the current railing
 - The new railing needs to be safe and delead
 - He would like to keep it as historically relevant as possible
 - Mr. Garcia would like to work on the design for the future
 - The current style is not safe.
 - Also, Mr. Garcia will be working on the columns, but this style will not change.
 - Amy White made a motion that the restoration work at 27-29 Whitney Street falls under the certificate of appropriateness. Leslie Harrison seconded and five members of the commission accepted the motion. One member (an abutter to the property) abstained.
- First Parish Church CPA funding request
 - Representative for the Unitarian Church
 - Would like a letter of support from the NHDC for a CPC funding request
 - CPC Funding request includes the following
 - Install a wheelchair ramp (appx. \$9,000.00)
 - Pews are not handicap accessible for a wheelchair
 - Proposing the first two pews to be renovated to provide access for a wheelchair and a person with him/her.
 - It would be a partial pew (appx. \$750.00)
 - Steeple – There is water damage that has leaked into the 2nd floor of the church
 - Would like to refurbish it (appx. \$38,000.00)
 - Windows – replace the windows (appx \$28,000.00)
 - Norm Corbin made a motion to write a letter of support for the CPA application for the First Parish Church. Bruce Chute seconded the motion, and five commission members accepted the motion, and one member (an abutter to the property) abstained from the vote.
- Updates
 - 250th celebration
 - Tickets are for sale for the gala (\$50.00/person) at the Double Tree
 - Buy at La La Java, The Purple Rose, Lowes, Town Clerk’s Office
 - Kickoff event is at the Unitarian Church
 - Memorabilia for sale – Andy Dowd has it on sale at the office
 - Applefest – How did it go? Any follow-up needed?
 - Steph will follow-up with individuals that signed up on the information sheet.
- Projects
 - Colonial headstones preservation (MPPF 50:50 funding, target spring 2017)
 - No update
 - Two new cemetery signs
 - Leslie provided information regarding the signs
 - Leslie will ask Kathy Joubert for the best electronic version of the town seal.
 - Amy made a motion to accept the cost and design of the Howard Street and Brigham Street Cemetery signs. Norm seconded the motion, and it passed unanimously.
 - Brigham St. cemetery GPR – (gather quotes in 2015 with spring 2016 target)
 - CPA 2015 approved requests
 - Chapinville, Assabetville, and Woodside photographs for the signs have been chosen.
 - Bob will revise the wordage for the sign.
 - Peter Whitney parsonage

- Sign is \$3,100.00
- Leslie made a motion to accept the design of the Peter Whitney Parsonage sign. It was seconded by Amy White, and it passed unanimously.
- CPA 2016 funding requests –CPC meeting Nov 5th
 - CPC liaison will be Norm Corbin.
- Homeowners Guideline for Design Review in a Historic District
 - Amy reviewed and revised a draft for the guidelines
 - The Commission will review and discuss at the next meeting.
- Howard Street Cemetery National Historic Register
 - Amy and Norm have edited the draft.
 - Steph will revise and submit the final application.
- New Business
 - Electronic document storage
 - We will review in November.
- Adjournment
 - Leslie made a motion to end the meeting at 9:02PM, and it was seconded by Amy White. It was accepted unanimously.

Respectfully Submitted,

Stephanie Stockman