

MINUTES OF WELLESLEY HISTORICAL COMMISSION MEETING OF DECEMBER 17, 2015

Present: members Tad Heuer, Chairman; Lawrence McNally, Vice Chairman; Peter Fergusson; Helen Robertson; alternate members Dwight Lueth; Joel Slocum; Arvid von Taube; David Wright; advisory member Joshua Dorin; appointed but not yet confirmed members Grant Brown; Rise Shepsle; appointed but not yet confirmed alternate members Robert Carley; Michael Racette; Diogo Teixeira; guest and Curator of the Wellesley Historical Society Kathleen Fahey

1. Heuer called the meeting to order at 7:00pm in the Great Hall at Wellesley Town Hall. Given the absence of four full members, Heuer designated Lueth, Slocum, von Taube, and Wright as substitute members in place of three of the full member vacancies and absent full member Larry McNally, respectively. McNally later arrived and replaced Wright as full member.
2. Citizen Speak: No citizens present chose to speak on matters not on the agenda.
3. Minutes: It was **moved** by Slocum, **seconded** by von Taube, and **passed unanimously** to approve the minutes as submitted of the WHC meeting of October 29, 2015. It was then **moved** by von Taube, **seconded** by Slocum, and **passed unanimously** to approve the minutes as submitted of the WHC meeting of November 17, 2015.
4. Introduction: Heuer led a discussion for new members on the role of the WHC within Town Government and how Open Meeting Law affects the ways in which the WHC can deliberate on issues.
5. WHC Plaque Approvals: Dorin provided copies of research profiles for three houses: 30 Colburn Road, 33 Glen Road, and 29 Summit Road. After discussion, it was **moved** by Robertson, **seconded** by von Taube, and **passed unanimously** to authorize Dorin to send WHC plaque application materials to the homeowners of the aforementioned properties.
6. Demolition Delay Bylaw Working Group: Heuer and Dorin led a discussion on the possible adoption of a demolition delay bylaw in the Town of Wellesley. Specifically, Dorin presented and explained the results of the research conducted by the demolition delay working group (consisting of Dorin, McNally, von Taube, and Wright) regarding the demolition delay bylaws and ordinances within Wellesley's surrounding communities. After discussion, it was agreed that new members Brown, Carley, and Shepsle will work with several members of the working group to consider what further steps are needed to propose a demolition delay bylaw for the Town of Wellesley.
7. FY17 Staffing Request: Heuer led a discussion on whether the WHC should request additional funding for Fiscal Year 2017 in order to obtain partial staff assistance. After discussion, it was agreed that Heuer will reiterate to the Board of the Selectmen the request of the WHC to obtain staff for assistance in completing its work.
8. Annual Town Meeting Potential WHC-Sponsored Bylaws: Heuer led a discussion on two proposed articles for consideration for sponsorship by the WHC at Annual Town Meeting in Spring 2016. The first proposed article was an exemption for historic buildings, houses, and other structures from the Stretch Energy Code. After discussion, it was **moved** by McNally, **seconded** by Robertson, and **passed unanimously** to put a placeholder on the warrant for an article regarding exemptions of historic structures from the Stretch Energy Code. The second proposed article was a financial incentive for property owners to rehabilitate any building or structure listed on the national or state historic register. After discussion, it was agreed to table further discussion of this second proposed article and revisit it at a later date.

9. Wellesley Historical Society CPC Application: Wellesley Historical Society Curator Kathleen Fahey gave a presentation on the CPC application by the Historical Society for \$30,600 to fund the partial organization of its family collection. After discussion, it was **moved** by Slocum, **seconded** by von Taube, and **passed unanimously** to authorize Heuer to draft and send a letter of support to CPC for the Historical Society's application for CPC funding.
10. Publicity and Outreach: It was agreed to postpone discussion on WHC publicity and outreach until the next WHC meeting.
11. Upcoming WHC Meetings: The WHC will hold its next four regular meetings on January 12th, February 9th, March 8th, and April 13th at locations to be determined.
12. Wellesley Historical Society House Research Collaboration: Heuer informed the WHC that he is working with the Wellesley Historical Society to organize a house research event at the Wellesley Free Library on March 3rd. More information will be presented at the next WHC meeting.
13. Cheever Property: Heuer informed the WHC that he has spoken with Selectman Jack Morgan about developing a Town-wide comprehensive planning group to examine the potential development of the Cheever property. No action was needed by the WHC.
14. Sage Hall Renovation at Wellesley College: Fergusson led a discussion regarding the possible demolition of the Ralph Adams Cram-designed Sage Hall as part of the Wellesley College campus renewal project. After discussion, it was agreed that Fergusson and Dorin would draft a letter to be sent by Heuer to the appropriate Wellesley College officials that describes the history and architecture of Sage Hall and requests further information regarding the College's plans.
15. WHC Plaque Program RFP: Heuer informed the WHC that he is still actively working with the Town Finance Department to develop a RFP for research associated with the WHC plaque program. He also explained that requests for funding for work associated with the inventory of historical buildings would not require an RFP because the amount appropriated by CPC for this project (\$30,000) is less than the \$35,000 threshold for RFPs.
16. 62 Wellesley Avenue: After a brief discussion by the WHC about the status of 62 Wellesley Avenue, it was agreed to hold off further discussion until the next WHC meeting.
17. 135 Great Plain Avenue: Heuer and Dorin led a discussion on the status of the Planning Board's consideration of the proposed subdivision of 135 Great Plain Avenue. After discussion, it was agreed that von Taube or Wright would address the Planning Board at the upcoming hearing for this subdivision and request that more consideration be given as to whether the proposed plan complies with the NRPD bylaw.
18. Route 9 Stakeholder Group: There was no update on the Route 9 Stakeholder Group as it has not met since its initial meeting a month ago.
19. Beebe House Plaque: Wright informed the WHC that he and Slocum have determined that it will cost approximately \$2000 to manufacture a plaque for the Beebe House as per the agreement between Jordan Warshaw and the Board of Selectmen. Wright has draft text for the plaque and will contact Warshaw to gauge his interest in funding part or all of the costs. In addition, Wright is looking into the possibility of installing a plaque commemorating the site of the Wellesley Inn. The WHC agreed that CPC may be an appropriate resource for the funding necessary to manufacture this additional plaque.

20. Wellesley Hills Railroad Station Renovation: Heuer and Dorin led a discussion on the ongoing renovation of the Wellesley Hills Railroad Station, a H.H. Richardson-designed stone depot constructed in 1885-86 as part of the Boston & Albany's railroad station beautification plan. Because this renovation came to the attention of the WHC members only two weeks ago, Heuer worked with Dorin, von Taube, and Wright to draft and send a letter to the property owner requesting information regarding the renovation and explaining the historic significance of the station. The WHC is currently awaiting a response.
21. Proposed Standish Road NCD: It was **moved** by Slocum, **seconded** by Fergusson, and **passed unanimously** to authorize Heuer to put a placeholder on the Annual Town Meeting warrant for an article regarding the creation of a Standish Road Neighborhood Conservation District.
22. Letter of Appreciation: Robertson led a discussion on how the WHC should recognize the importance of Doris Heinold, a late Wellesley resident who was instrumental in helping the WHC establish Single Building Historic Districts (SBHDs) within the Town of Wellesley, specifically through the creation of the SBHD enabling bylaw and the creation of the first two SBHDs (including Heinold's own home at 38 Lowell Road). After discussion, it was **moved** by Fergusson, **seconded** by von Taube, and **passed unanimously** that Robertson will draft a letter of appreciation for Doris Heinold and her contributions to the work of the WHC to be sent by Heuer for publication in the Wellesley Townsman.
23. Adjourn: It was **moved** by von Taube, **seconded** by Slocum and **passed unanimously** to adjourn the meeting at 9:32pm.

Respectfully submitted,
Joshua Dorin