

## MINUTES OF WELLESLEY HISTORICAL COMMISSION MEETING OF JULY 12, 2016

Present: members Arvid von Taube, Chairman; Lawrence McNally, Vice Chairman; alternate members Robert Carley; Dwight Lueth; Diogo Teixeira; David Wright; advisory member Joshua Dorin

1. von Taube called the meeting to order at 7:05pm in the Great Hall at Wellesley Town Hall. Given the absence of five full members, von Taube designated Carley, Lueth, Teixeira, and Wright in place of Grant Brown, Peter Fergusson, Rise Shepsle, and Helen Robertson, respectively.
2. Citizen Speak: No citizens present chose to speak on matters not on the agenda.
3. Minutes: It was **moved** by McNally, **seconded** by Wright, and **passed unanimously** to approve the minutes as amended of the WHC meeting of June 14, 2016.
4. New Business: Given the upcoming resignation of Wright from the WHC, it was agreed that Carley will replace him on the Fuller Brook Park Coordinating Committee. A replacement for Wright on the Route 9 Enhancement Study Committee has yet to be named. It was also **moved** by Carley, **seconded** by McNally, and **passed unanimously** to commend Wright for his service on the WHC.
5. House Plaque Approvals: Dorin provided copies of research profiles for 7 houses: 10 Avon Road, 8 Bancroft Road, 62 Beechwood Road, 11 Cottage Street, 16 Cottage Street, 130 Oakland Street, and 12 Waban Street. After discussion, it was **moved** by Teixeira, **seconded** by Leuth, and **passed unanimously** to authorize Dorin to send WHC plaque application materials to the homeowners of the aforementioned properties.
6. Outreach to Board of Selectmen/Budget Discussion: von Taube led a discussion on the WHC's upcoming meeting with the Board of Selectmen on August 1<sup>st</sup> to present a general overview of the WHC's recent activities as well as details on its historic preservation demolition review bylaw proposal. Additionally, in regards to the possible advocacy by the WHC for an increased budgetary appropriation, Dorin proposed several research projects for which the WHC could apply for CPC funding to complete. It was then agreed that Dorin would contact WHC representative to CPC Emily Maitin regarding the following three projects: i) the completion of research for houses eligible for WHC plaques, ii) Form Bs for a large subset of the town's commercial and municipal buildings, and iii) Form Bs for a subset of residential properties throughout the town.
7. Proposed 40B at 680 Worcester Street: The WHC discussed the proposed construction of an apartment building at 680 Worcester Street that would be permitted under the Commonwealth's Chapter 40B Comprehensive Permit law. Although a small, circa 1900 "old-style" dwelling that is currently located on the property would be torn down to accommodate the apartment building, the WHC agreed at this time not to comment on the proposal, as several other boards and departments have already expressed concerns about how the project would affect the residential character of Route 9. The WHC will continue to monitor the proposal.
8. AT&T / Wellesley College Campus Monopole: von Taube provided a copy of photo simulations of the proposed AT&T monopole at the site of the water tower on the Wellesley College campus that were requested by the WHC from CBRE consultants so that it could make a better informed decision about the impact that the monopole would have on the Town's historic resources. Upon examining the photo simulations, the WHC agreed that von Taube would reach out to CBRE to schedule a balloon test to further examine the impact of the water tower on the Town's historic resources.
9. Bylaw Subcommittee Progress Report: Dorin provided an update on the recent activities of the WHC Bylaw Subcommittee, including i) the development of a petition to urge the Town to "support the

Wellesley Historical Commission as it works with citizens, the Town's government, and local community organizations to establish policies and tools that will provide the Town with a means of protecting Wellesley's historic and highly desirable character" ([www.smartgrowthwellesley.org](http://www.smartgrowthwellesley.org)), and ii) three separate meetings between the subcommittee and the Planning Department, two directors of the Wellesley Conservation Council, and two Town Meeting Members. Dorin also distributed notes from the subcommittee's meeting with the Planning Department. No action was needed by the WHC as the subcommittee is still preparing for the upcoming meeting with the Selectmen.

10. Wellesley Hills Station: von Taube informed the WHC that, contrary to what was discussed at the last WHC meeting in July, Caffe Nero has now agreed to pay for the manufacturing of a bronze plaque honoring the history of the Hills Railroad Station. However, the WHC will have to cover the fees associated with the reproduction of historic photos of the station from the Wellesley Historical Society.
11. Cliff Road Bridge: von Taube provided an update on the recent painting of the railing at the southwestern end of the Cliff Road bridge. Given that this appeared to be unconnected to any repairs to the bridge that the Town is considering as part of its reconstruction of Cliff Road, the WHC agreed that it should draft a letter to the Wellesley Board of Public Works and the MBTA requesting further information on any planned work.
12. Town Hall Envelope Study: There was no update on the Town Hall Envelope Study as the WHC representative on the study committee, Michael Racette, was not present.
13. Hills Branch Library: Lueth informed the WHC that Town officials have requested that those individuals involved with the reconstruction of the southern chimney wall of the NRHP-listed Hills Branch Library, including WHC members Lueth and Helen Robertson, should examine the eastern chimney wall to aid in developing the proper course of action to fix any deficiencies with this chimney wall. No other action was needed by the WHC at this time.
14. Beebe Plaque: It was agreed that Lueth will replace Wright as liaison between the WHC and Belclare developer Jordan Warshaw because of Wright's impending resignation from the WHC. According to Wright, the draft plaque text was recently submitted to Warshaw, who is anticipated to respond to the WHC soon.
15. WHC Plaque Research Contract: von Taube informed the WHC that the contract between the Town and the accepted bidder (Joshua Dorin) to complete the required research associated with the WHC plaque program has been completed and signed by all parties involved. Dorin then submitted the first batch of research totaling 191 properties (29 completed under contract and 162 completed prior to the start of the contract) and an invoice for \$2900.
16. Wellesley Square Wayfinding and Branding: The next meeting of the Wellesley Square Wayfinding and Branding Project Committee is on August 26<sup>th</sup>, at which Teixeira will attend.
17. Adjourn: It was **moved** by McNally, **seconded** by Carley, and **passed unanimously** to adjourn the meeting at 9:28pm.

Respectfully submitted,  
Joshua Dorin