



# City of Medford

HISTORICAL COMMISSION  
HISTORIC DISTRICT COMMISSION

City Hall – Room 308  
85 George P. Hassett Drive  
Medford, Massachusetts 02155

## June 13, 2016 Historical Commission Meeting Minutes

Medford City Hall, Room 201 - Meeting called to order at 7:04pm.

Members present: Ryan Hayward, Doug Carr, Dan Menezes, Ben Johnson, Absent: Suanna Shelby Crowley, Gretchen Pineo.

Minutes – May 2016 minutes posted. Motion: to approve May 2016 Meeting Minutes, Approved, 4-0.

**107 Jerome Street** – Chair Ryan Hayward recounted the process to date and noted that at the last MHC meeting, the Commission determined that the building was Significant.

Commission comments: D. Carr noted the previous vote of Significance, which makes the call for Preferably Preserved. D Menezes agreed with many of the previous comments. B. Johnson compared this evaluation to previous project that was found Significant, but not Preferably Preserved.

R. Hayward: located in Smith Estate subdivision, previous Brooks family land. Developers hired architect/builder Moses Mann (founder of the Medford Historical Society) to build many of the houses, involved in many of the houses in the neighborhood. 107 Jerome is a contributing building to the African-American neighborhood, one of 28 families in the 19<sup>th</sup> century, architectural and social history. A potential National Register. The Form B

**Gregory Peter, Hanover, NH**, representing the owner Linda Grisham. Mr. Peter noted that there were serious structural issues, foundation, rodents, lead paint, and infestation. Mr. Peter noted that there are gas fumes in the basement and electrical deficiencies that make it a danger. R. Hayward noted that the Building Dept. has the final call on public safety and demolition.

**Janine Anderson**, 105 Jerome Street, Medford abutter. Noted that parts of the 107 Jerome Street house have been falling off the house regularly.

**Mary Ann Bickerton**, 117 Harvard Ave, Medford. House is an eyesore and a hazard. Not a great house, inside and out, only old.

**Linda Grisham**, 107 Jerome Street (owner). Loves the neighborhood, but the house is too far gone. Serves on Tri-Tec Commission.

**Motion:** to find 107 Jerome Street Preferably Preserved. **Approved**, 3-0. Demo Delay placed on the building for six months. The Commission is looking for documentation of the building. Proposal from historian, 3 days, total cost \$1,200 for documentation. Also: design review. Commission will contribute \$600 total (50%). D. Carr to form a Sub-committee to review design. It is the intention of the MHC to resolve this issue

**61 Locust Street, Medford** – Equity One Developer. MHC has been asked to provide comments. Proposal to demolish two existing industrial buildings and build three mixed-use residential buildings comprised of 490 residential apartments and 7,000 SF of Retail (4,000 SF Retail, 3,000 SF bank). D. Carr will get proposed arch. drawings of the proposal and circulate.

**Cradock Bridge** – granite materials sample review from MassDOT. The submitted granite was not a good match with the existing granite (too white) and the concrete pieces submitted are not acceptable and not what the MHC agreed to. **Motion:** to reject submitted granite sample. **Approved, 4-0. Motion** to reject all concrete on all vertical faces and enforce the approved arch. Drawings, **Approved, 4-0.**

#### **Old Business:**

- **21 Touro Avenue** – City Solicitor has language on his desk for one-house Historic District.

#### **Surveys:**

- **East Medford Survey** – Update: Phase 2 pending soon (75 new forms)
- **2016 MassHC Survey & Planning Grant** – Update: moving forward, delayed because of no personnel in Medford.

#### **Old Business:**

- **FY 2017 MHC Budget** – submitted \$10k request (plus \$10k match for grant). HDC submitted \$20k budget. Update: \$10,703 covers MHC only.

#### **Housekeeping:**

- **MHC Archives** – pending, TBD.

**New Business:** R. Hayward recounted meeting where City Council asked about: 2-year demo delay, zoning concerns, minimum affirmative maintenance requirement?

**Motion** to adjourn at 8:45pm. Approved, 4-0. Notes by D. Carr

**Next meeting:** Monday, June 13th, 2016.