



City of Medford

HISTORICAL COMMISSION
HISTORIC DISTRICT COMMISSION

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

May 9, 2022 Medford Historical Commission Minutes

Meeting held via Zoom - Meeting called to order at 7:01 pm.
Digital Meeting statement read by J. Keenan, Chair, at beginning of meeting.

Members present: Jennifer Keenan, Ryan Hayward, Doug Carr, Edward Wiest, Jessica Farrell and Peter Miller. Denis MacDougall also present.

Determination of Preferably Preserved Status:

- **69 Jerome Street** – J. Keenan reviewed the process to date including the finding of significance and explained the meaning of preferably preserved status. Commission members discussed the Form B and the merits of the building including its association with historically important local architect/builder Moses Mann and its unique extant cornice trim and other details. Developer Sid Gehlot and project architect Yael Getz Schoen were present during the meeting and commented upon their desire to replicate the existing architectural detailing and ornamentation on the proposed redevelopment. **Motion:** to find preferably preserved. **Approved:** 4-0.

Determinations of Significance:

- **52 Allston Street** – The Form B and merits of the house were discussed including its siting as part of the Hasting Heights subdivision of 1845, but the commissioners felt that it did not rise to the level of historically significant. **Motion:** to find historically significant. **Failed:** 0-5.
- **130 Boston Avenue** – The Form B and merits of the house were discussed including its extant, though damaged, ornamentation and other significant architectural features, and its association with Moses Mann who also built many of the adjacent houses. **Motion:** to find historically significant. **Approved:** 4-0 with one recusal.
- **146 Summer Street** – The Form B and merits of the house were discussed including its style and alteration over time and association with Medford's historical ship building industry. **Motion:** to find historically significant. **Failed:** 1-4.
- **232 Fulton Street** – The Form B and merits of the house were discussed including its common bungalow style. **Motion:** to find historically significant. **Failed:** 0-5.

Receive Demolition Applications:

- **20 Otis Street** (Carriage House) – Total demolition in order to build a detached garage. **Motion:** to accept the demolition application. **Approved:** 5-0.
- **62-64 Bradbury Avenue** - Partial demolition of roof in order to re-frame the attic, add attic bedrooms and bathroom, and change window sizes and locations. **Motion:** to pass on review and allow the project to go forward. **Approved:** 5-0.
- **76 Sharon Street** – Partial demolition of roofs, windows, interior partitions and exterior walls to renovate existing house. **Motion:** to accept the demolition application. **Approved:** 5-0.
- **136 Boston Avenue** – Partial demolition of roof and attic in order to build a reconfigured attic and new roof. **Motion:** to accept the demolition application. **Approved:** 4-0 with 1 recusal.
- **4054 Mystic Valley Parkway** – Total demolition in preparation for future development of the site. **Motion:** to accept the demolition application. **Approved:** 4-0 with one recusal.

Historical Form B's:

- **Motion:** to expend \$1,500.00 (\$500.00 each) to create Form B's for 20 Otis Street, 136 Boston Avenue, and 76 Sharon Street. **Approved:** 5-0.
- **Motion:** to expend \$2,000.00 (\$500.00 each) to create Form B's for 124 Boston Ave, 128 Boston Ave, 132 Boston Ave and 138 Boston Ave. **Approved:** 5-0.

Site Plan Review for 4060 Mystic Valley Parkway: The comments have been drafted, circulated to the commissioners for review, and submitted.

29 Summer Street Zoning Letter: **Motion:** to write a letter of support of a zoning variance to allow the owner to construct an attic floor with floor area in excess of the 2 ½ story zoning limitation and as per the Historical Commission approved plans. **Approved:** 5-0.

City Hall Windows: Paul Mochi, Building Commissioner, has asked the Historical Commission for recommendations regarding the City Hall's windows which are old and in need of repair or replacement. The commissioners stated their preference for preservation of the windows and commented upon their large size, possible eligibility for CPC funding and relationship to other building issues including HVAC and holiday lighting mounting. J. Keenan to draft a memo to be circulated amongst the commission.

Brooks Park Street Sign: The street sign with its decorative pole may need to be relocated to accommodate new bike racks. The commissioners felt that the sign could be relocated as needed preferably to the inbound corner area of Brooks Park and Main Street. The commission prefers that the sign and especially it's mounting pole be preserved.

Ward's Gifts Building Sign: Public inquiry about the possible removal of the Ward's Gifts Sign on the rear of the 44 High Street building facing the Mystic River. Some of the commissioners informally opined that the sign was not particularly historically significant and could be removed.

Update on New Member Search: Candidates to be interviewed soon.

Demolition Delay Updates:

- **15 Hadley Place:** Exp. 7/2022. No new update.
- **75 South Street:** Exp. 7/2022. No new update.
- **104 Harvard Avenue:** Exp. 10/2022. No new update.
- **109 Forest Street:** Exp. 01/2023. No new update. All units have sold.
- **33 Third Street:** Exp. 08/2023. No new update. Owner to wait out the 18 month demolition delay.
- **78 Cotting Street:** Exp. 09/2023. R. Hayward reported that the demolition delay subcommittee last met via Zoom with owners Dan Bradley and Sophie Ricks and their architect, David Whitney, on April 21, 2022. A number of design options to mitigate the demolition were discussed and then posted to the Historical Commission website on May 2, 2022 for public review and comment. The preferred scheme to be considered and possibly voted upon at the June 13 meeting.
- **17 Edward Street:** Exp. 09/2023. R. Hayward coordinating documentation with the owners.

Update on Permit Review Sub-committee: On-going.

Update on CPA Projects:

- **Thomas Brooks Park:** J. Keenan reported that a call for volunteers for the dig has been posted on the Historical Commission website. Mason Richard McGrath was awarded the contract for the restoration of the brick wall. A new request for bids has gone out soon for the stone wall restoration project.

Survey Project Update: On going.

CPC Grant Planning: The renaming of the “Slave Wall” to “Pomp’s Wall” and associated signage was discussed; the commissioners were in favor of the renaming. The idea was floated for a new plaque describing the future findings of the archeological dig. The Historical Commission to coordinate the wording of signage with the Medford Historical Society.

Local Historic District Updates: Historical Commission members met with Amanda Centrella, Planner at the Medford Office of Planning, Development and Sustainability to discuss possible additional funding for the HDC as a way to move the overall planning of local historic districts forward. Also discussed was the possibility of having a computer terminal in the Local History Room of the Medford Public Library with links to MACRIS and other historical databases.

Circle the Square: Scheduled for June 18. J. Keenan to explore the possibility of having a Historical Commission booth at the event.

Approval of Meeting Minutes:

Motion: to approve the April 11, 2022 MHC meeting minutes. **Approved:** 5-0.

Motion: To adjourn at 8:56 pm. **Approved:** 5-0.

Next Meeting: June 13, 2022 via Zoom. Start time 7:00 pm. Denis MacDougall to coordinate.