

**Waltham Historical Commission
Zoom Meeting Minutes
February 12, 2024**

1. Chair Called the Meeting to Order at 7 PM
2. Secretary called the roll

Commissioner Isaacson, present
Commissioner Daly, present
Commissioner Russo, present
Commissioner Egiros, present
Commissioner Dufromont, present
Commissioner Migdal, present
Commissioner Wilson, absent

3. Reading & Acceptance of the January 2024 Zoom Meeting Minutes
Commissioner Daly moved to accept the minutes as prepared.
Commissioner Dufromont seconded the motion.
In Favor: ALL

4. Announcements
None

5. Reading and Description of Correspondence
See under Item 10. Fernald

6. Public Hearings – Delayed Demolition
None

7. Development Prospectus Hearings
None

Commissioner Migdal moved to take items 10 and 11 out of order.
Commissioner Russo seconded the motion.
In Favor: ALL

8. Stonehurst: Monthly report, Stonehurst Curator
Jamie Stevens, Stonehurst Curator, sent a report for January.
Restoration will be needed for the fireplaces, and the curator will come back to the Commission with a full report and estimate for that.
(The full Stonehurst monthly report is available through the Waltham Historical Commission.)

9. Wellington House: Monthly Report & Update

The City removed a dead pine tree and some branches from the property.

The Wellington House Committee, Commissioners Dufromont and Egrious, wanted to know if the Commission could get regular maintenance reports.

Commissioner Isaacson said he would check into it.

The Wellington Committee met with Mayor McCarthy to discuss the house, and said that she was interested in getting the house into shape to host small events.

The Wellington Committee also toured the house with Brian Bower from the Building Department, and he made a list of things to be repaired and cleaned.

There was discussion on the issues with the lack of parking there, and the structural issue with the floor.

There was general discussion on the condition of the house, how the contents are being stored, and where the property lines are.

The committee said they would arrange a tour of the house for the new ward 3 councilor, Bill Hanley.

10. Liaison & Subcommittee Reports

Fernald: The Commission received notice from the Recreation Department that construction on the Fernald property would be starting soon.

CPC:

Waltham Boys & Girls Club

Erica Young, executive director of the Waltham Boys and Girls Club, was the representative. Boys and Girls Club team members Erin Donovan, Geoff Stanton, and Leila Hooper, were also present.

They requested a letter of support from the Historical Commission for CPA funding as a historic organization.

Erica Young gave a presentation on the historical significance of the Boys and Girls Club in Waltham, serving school aged children since it was founded in 1937.

The current building at 20 Exchange Street was built in 1952.

Commissioner Daly noted that the deed said that the property was acquired by the Boys Club in 1943, so she wondered if the building was built before the opening date of 1952.

There was a discussion on how many children are impacted by the Waltham Boys and Girls Club. About one-third of Waltham's youth have been involved with the Boys and Girls Club every year.

There was discussion about the lack of swimming pools in both the current and newly constructed Waltham High Schools.

Commissioner Isaacson asked to see their CPC application.

Ms. Young explained that they would be modifying the budget before they appear before the CPC in March.

Commissioners discussed the impact of the Boys and Girls Club on the community.

Ms. Young explained the renovation plan in more detail.

The Commission discussed what the options would be for funding the project aside from the CPA historic funds.

Ms. Young said they are fundraising privately as well, but that CPA funds would be crucial. Commissioner Migdal asked to see their CPC application and Ms. Young shared it on screen and summarized.

(Application will be available through the CPC)

Commissioner Migdal moved that the Chair write a letter in support of the Boys and Girls Club project, as a historic organization.

Commissioner Dufromont seconded the motion.

Roll call vote:

Commissioner Isaacson, yes

Commissioner Daly, yes

Commissioner Egiros, yes

Commissioner Dufromont, yes

Commissioner Migdal, yes

Commissioner Russo, yes

Commissioner Wilson, absent

Arrigo Farm - rehabilitation of exterior of Thomas Barnes House and barn

Jon Millian was representing the property.

He requested the Commission's approval on materials to be used in the renovation of the Barnes House and barn.

There was discussion on the current materials and style, and Commissioner Isaacson showed a photo of one corner of the house that was exposed.

There was discussion on options for materials for the renovation.

The Commission agreed that materials should have a balance of durability and looking historically accurate.

They shared the plans provided by Jon Millian. (Plans are available through the Historical Commission.)

Mr. Millian said he would provide the Commission with some samples of building materials, and would do his best to recreate what was there.

There was discussion on the history of the house, including the apple press that was found in the house. (A full historical report on the Thomas Barnes House is available on the Historical Commission website.)

Commissioner Migdal moved to accept the plans for the exterior of house that were presented by Mr. Millian.

Commissioner Daly seconded the motion.

Roll Call Vote:

Commissioner Isaacson, yes

Commissioner Daly, yes

Commissioner Egiros, yes

Commissioner Dufromont, yes

Commissioner Migdal, yes

Commissioner Russo, yes

Commissioner Wilson, absent

Discussion with Jon Millian moved to the Barnes House barn renovation.

Mr. Millian suggested that they remove the concrete addition to the barn.

Commissioners compared historic maps to the current Google view and determined that the concrete addition was more recent, and felt that it did not add any historical value to the barn.

Commissioner Dufromont moved that they approve the demolition of the concrete addition to the barn.

Commissioner Daly seconded the motion.

Roll Call Vote:

Commissioner Isaacson, yes

Commissioner Daly, yes

Commissioner Egiros, yes

Commissioner Dufromont, yes

Commissioner Migdal, yes

Commissioner Russo, yes

Commissioner Wilson, absent

Commissioner Isaacson asked Jon Millian for an update on the Wellington House.

Mr. Millian said that he would provide a price for work on the gutters soon, and that he scheduled some routine maintenance and was sending someone to check on the house regularly.

Historic Inventory: None

Edu. & Outreach: None

11. Old Business

244 School Street – Demolition Delay Waiver

Nick DiDuca was representing the property.

He requested a waiver of the demolition delay previously placed on 244 School Street based on the plans he provided to the Commission.

The plans were shared on screen.

Mr. DiDuca said they tried to match the Greek Revival style of the previous house.

There was discussion on the new plans.

Commissioners felt that the side of the house facing School Street did not have the right window configuration for a Greek Revival style house.

Mr. DiDuca described the state of deterioration of the current house, said the owner will not renovate it, and that they were willing to work with the Commission on plans for a new house.

Mr. DiDuca asked for more details on what makes a house Greek Revival, and Commissioners gave recommendations.

Commissioners asked Mr. DiDuca to bring back the final plans for the house after they are adjusted.

He will return with updated plans at the next meeting.

12. New Business

Some of the Commissioners discussed that they attended the Eastern Massachusetts Historical Commission Coalition's Zoom seminar, Understanding Demo Delay Implementation, on February 6, 2024. They noted that some cities and towns in the state have an 18 month demolition delay, which is a valuable tool for saving historic structures. Commissioner Daly suggested that she might discuss it with one of the city councilors.

13. Commissioner Daly moved to adjourn.

Commissioner Russo seconded the motion.

In Favor: ALL

Meeting adjourned at 9:23 PM.