

TOWN OF GROTON
173 Main Street
Groton, MA 01450
Historic Districts Commission

Minutes Regular Meeting
October 17, 2017
Town Hall 2nd Floor Meeting Room

Members Present: Peter Benedict, Maureen Giattino, and Laura Moore (7:52pm), George Wheatley
Meeting Called to Order 7:42 PM

Legion Hall Walkway Discussion:

Karl Grindley met with the Park Commission on Tuesday, October 3, 2017, to discuss installing a walkway at Legion Hall. The Park Commission recommended he meet with the HDC. He presented a diagram of a proposed 65ft x 10ft. brick walkway made of stone dust or red brick at Legion Hall. The proposed walkway would connect Legion Hall to the Boutwell School. Mr. Grindley, along with the Park Commission member Tim Siok, staked out the proposed walkway on Sunday, October 15, 2017. Photos were presented to the Commission showing the staked out proposal. In addition to the walkway, Mr. Grindley would like to add two benches along the walkway.

HDC questioned the width of the proposed walkway.

Members agreed a 4ft or 5ft walkway would be desirable – anything wider would look like a drivable roadway.

Mr. Grindley agreed to decrease the 10ft proposed width to 5ft.

HDC questioned if brick is the best material for the project. Brick may not last as long as desired and must be installed properly/well. If not installed properly/well the walkway could become unsafe/unusable.

Mr. Grindley stated there is red brick available to use from the Fire Department, although not enough for the whole project. Additional brick would need to be matched and purchased if brick is the material used. Mr. Grindley would be open to a different material being used.

HDC agreed to support a 65ft x 5ft walkway as shown in the diagram. They instructed Mr. Grindley to speak with Tom Delaney to determine the next step(s) and best material for the walkway.

8:00 PM 188 Broadmeadow Road, Lot 2A

*Peter Benedict, Chair read the Public Hearing notice for the record for **188 Broadmeadow Road, Lot 2A Farmers Row (Assessors Map 108-parcel 2) Groton, Massachusetts. Property owner Loon Hill Development, 86 Betty Ann Lane, Dracut, MA 01826** to consider the application submitted by Loon Hill Development for a Certificate of Appropriateness for construction of a new single family home, approx. 3,960 sf., 4 bedrooms, 3.5 baths, attached 2 car garage, associated grading, landscaping & hardscaping.*

Daniel Chasse and Henry Arnaudo spoke/presented for Mr. and Mrs. McSweeney, property buyers. Mr. Chasse stated changes requested from last month's meeting have been made. A three ring binder was available to review specs and materials to be used for proposed house. The house is to face Farmers Row: house may need to move left to right or right to left on lot but the back and front locations are firm, the front and back setbacks will not be moved.

The house will be white, with a black door, black shutters, and gray roof. The trim will continue and match on Farmers Row side of house to Broadmeadow Road side of house. Landscape architect has been hired. Landscaping will be in the same vein as home, i.e. trees, bushes, and walkways complementing the house and neighborhood.

HDC questioned the size and thickness of roof clapboard.

Mr. Chasse stated that he would like to use 5 inch clapboard because it works best with building materials that are being used on the house. Additionally, the shingle is the same as the neighbors'. The McSweeney's preferred the 5 inch clapboard.

HDC questioned – Will the garage doors have raised panels?

Mr. Chassn stated yes, per plan – the manufacture is Hais

HDC questioned - What the porch columns would be like?

Mr. Chasson said there would be 4 columns, the McSweeney's decided to have square columns and they will be 12 inches in size.

**George Wheatley made a motion to close the hearing, seconded by Laura Moore.
Vote was unanimous.**

Peter Benedict, Chair, asked for public input – No one present wished to speak.

**George Wheatley made a motion to accept plans as presented and submitted by Loon Hill Development for a Certificate of Appropriateness for construction of a new single family home, approx. 3,960 sf., 4 bedrooms, 3.5 baths, attached 2 car garage, associated grading, landscaping & hardscaping for 188 Broadmeadow Road Lot 2A, Maureen Giattino seconded
Vote was unanimous**

Sign – Indigo Boutique 30B Hollis Street

Janine Doucette LaValley of Broadmeadow Sign Studio, Lunenburg, MA proposes to design and erect a two sided hanging sign along with creating window signage for Indigo Boutique located at 30B Hollis Street. The sign would be 24inx34in, 2 inches smaller than the other signs at this location due to the location of the handrail on the stairs.

**Laura Moore made a motion to accept the two sided hanging sign and window signage plans as presented indicating sign design, size 24inx34in, color, location and materials as presented. George Wheatley seconded.
Vote was unanimous.**

Walk-in

Brendan Whelberg potential buyer of 51 Hollis Street asked the Commission, understanding that 51 Hollis is in the Groton Historical District if he was to purchase the property would the Commission have an issue widening the barn door to fit his car inside the barn.

HDC – Did not think changing the size of the barn door would be a problem.

Complete Street Committee, discussion rescheduled for next meeting.

Minutes

Maureen Giattino made a motion to accept minutes of September 19, 2017, Seconded by George Wheatley.

Vote was unanimous

Adjourned at 8:57 PM