

**Historic District Commission
Minutes Meeting
December 18, 2018 @7:30 pm
Town Hall Second Floor Meeting Room**

Members Present:

Peter Benedict, Maureen Giattino, Laura Moore, George Wheatley, Elaine Chamberlain

Members Absent:

Elena Beleno Carney, Greg Premru

Others Present:

Art and Claire Thomas, Veterinary Health Care, Theresa Piotrowski, Transformations Medical Weight Loss, Janine Doucette LaValley, Broadmeadow Sign Studio, Carolyn Perkins, Groton Planning Board

Staff

Maureen Adema, Admin Asst.

Called to Order 7:30 pm

7:35 pm

**Continued Public Hearing 8-10 Hollis St Veterinary Health Care –
Art & Claire Thomas - Directional Signage**

Chair Peter Benedict read the Public Hearing Notice into the record

In accordance with the provisions of Massachusetts General Laws, Chapter 40C, the Groton Historic Districts Commission (GHDC) will hold a Public Hearing on **Tuesday, October 23, 2018 at 7:45 p.m. at Town Hall**, 173 Main Street, Groton, MA to consider the application submitted by 2-8 Hollis Street, LLC, Art and Claire Thomas for a Certificate of Appropriateness for replacement of existing directional sign 36" x 18" with white lettering and graphics at 10 Hollis Street with similar sign, with updated company logo. New sign will be same size and colors with new logo mounted in same location as previous logo at 10 Hollis Street. Art and Claire Thomas 8-10 Hollis Street, Groton, MA. **Assessors Map 112-136**. Copies of the application and supporting materials are available for review by contacting the GHDC via the Land Use Department, 2nd floor of Town Hall.

Art and Claire Thomas communicated to the Commission that they researched other lighting in the district and would like to change the lighting posed on business sign for Veterinary Health Care approved at their last meeting to the same lighting as used by The Groton Inn. The Thomas's provided photos and a spec sheet of the "new" proposed lighting.

The HDC was fine with the change.

The Thomas' reviewed mock-ups of the proposed enter, exit and customer parking signs intended to be used as directional signs at the Hollis Street business site. The posts will be white standard posts.

HDC Comments and Questions

Commission satisfied with the signs and location placement.

No abutters present

No other concerns and/or questions from the Commission

Hearing Closed

George Wheatley made a motion to grant a certificate of appropriateness to Art and Claire Thomas for directional signs at 8-10 Hollis Street consisting of one enter sign, one exit sign and one customer parking sign. The signs will be white with blue lettering in sync with the business signage installed on 1.5 to 2.0-inch round posts. Laura Moore seconded the motion. The motion passed 5 to 0.

7:45 pm

Public Hearing 195 Main Street – Transformations Medical Weight Loss and Aesthetics

Theresa Piotrowski – Business Sign

Chair Peter Benedict read the Public Hearing Notice into the record

In accordance with the provisions of Massachusetts General Laws, Chapter 40C, the Groton Historic Districts Commission (GHDC) will hold a Public Hearing on **Tuesday, December 18, 2018 at 7:45 pm at Town Hall**, 173 Main Street, Groton, to consider the application submitted by Theresa Piotrowski, Transformations Medical Weight Loss and Aesthetics for a Certificate of Appropriateness for a new business sign to be installed at **195 Main Street, Groton, MA 01450**. The sign is proposed to be 2x3 feet, two sided, with colors matching brand colors, white and light green with black lettering, along with a possible silver top and bottom cap. The sign is proposed to be installed on a black bracket in between central windows on second story. The material for the sign will be MDO Sign Board or Sign Foam4. Property owner: Federal Investment Trust 200 Great Road, Suite 253, Bedford, MA 01730. Copies of the application and supporting materials are available for review by contacting the GHDC via the Land Use Department, 2nd floor of Town Hall.

Janine Doucette LaValley, Broadmeadow Sign Studio, hired by Theresa Piotrowski, Transformations Medical Weight Loss and Aesthetics to make business sign, reviewed the mock-up of the proposed sign with the Commission. The sign will be a hanging two-sided sign, on a black bracket, hung on the second floor in between the windows, attached by black chains. The vinyl lettering will be white stating the business, doctor's name and phone number. The size is 24" x 36" oval shaped sign with a leaf logo centered at the top. Janine also provided a mock-up of the building/location with the sign photo-shopped into the picture.

HDC Comments and Questions

The placement of the sign is good. Much better than flat on the building front.

Do the dimensions meet the regulations? *Yes, 6sqft is the sign size regulation*

What door/entrance is used? *The center door has the number "195" on it,*

Is the blue darker or lighter? *Darker closest to the larger mock up*

What kind of lighting? *Looking into solar lights*

No abutters present

No other concerns and/or questions from Commission

Hearing Closed

George Wheatley made a motion to grant a certificate of appropriateness to Transformations Medical Weight Loss and Aesthetic, Theresa Piotrowski 195 Main Street for a new business sign. The sign will be 2x3feet, two sided, with colors matching brand colors, light blue background with white vinyl lettering, with a leaf logo centered at top with silver edges. The sign will be on a 40 in black bracket with matching chains holding the sign, mounted on the second floor centered between the windows. Laura Moore seconded the motion. The motion passed 5 to 0.

Janine Doucette LaValley asked the Commission to be allowed to express concerns she has with the Historic Districts signage overall. She stated that she would like to see the HDC take an inventory of the signs in the districts and start a sign program with the businesses/businesses owners in order to bring the signs into compliance and change signs where needed. She believes many signs at one small location should be avoided. One panel stand for signs is better than multiple signs. Janine shared a mockup of how 195 Main Street would look if each of the 3 businesses had a sign above their entrance/window vs the look of today with the individual post signs. Janine would be happy to work with the Town on such a program. She also has concerns about the permitting and inspecting policy and procedures regarding signs.

Carolyn Perkins stated that the Town has a Sign Committee and the Planning Board approved all new business signs in the Town. She suggested that the HDC and Planning Board meet to discuss Town signs.

1 Powderhouse Road – First Parish Church

Cancelled

5 Legion Street – Plat Builders

Cancelled

Groton Master Plan – Carolyn Perkins, Planning Board

Carolyn Perkins, representing Planning Board, attended the meeting to speak about the Master Plan. The Planning Board is working hard to have everyone have input regarding the Master Plan. The Planning Board members have been meeting with Town boards and committees to determine which items from the Master Plan of five years ago have been achieved/accomplished.

HDC did not have any specific changes or accomplishments that could be stated from the last Master Plan.

The Commission stated that developing a new district or expanding a district are things that could be a goal in the next Master Plan.

Commissioners Updates

Peter Benedict praised the report from the OPRP forwarded via email from the Land Use Department. He read the report finding it impressive and informative.

Laura Moore, the HDC representative on the OPRP reviewed the report with the members pointing out the relative pages to the HDC. A public meeting on the report/OPRP will be held on January 31, 2019 at the Groton Inn at 7pm.

Approval of Minutes

Laura Moore made a motion to accept the minutes from October 23, 2018 and November 27, 2018. Elaine Chamberlain seconded the motion. The motion passed 5 to 0.

Laura asked Maureen A. to write a letter to the Elms requesting their attendance at a meeting to discuss the new sign, paint color of carriage house and fence. All done without HDC approval.

George Wheatley made a motion for a letter to be sent to the ELMS requesting a meeting with the HDC to discuss concerns of unapproved work and changes at the property. Laura Moore seconded the motion. The motion passed 5 to 0.

Admin Updates

- The IT department is working on updating the Town Website
- Working on Town Report, due to the Town Manager's office January 25, 2019
- The OPRP is hosting a meeting at The Groton Inn on January 31, 2019

George Wheatley made a motion to adjourn the meeting at 8:47pm, Laura Moore seconded the motion. The motion passed 5 to 0.

Next meetings January 29, 2019, February 26, 2019