TOWN OF GROTON

**173 Main Street**

**Groton, MA 01450**

**Historic Districts Commission**

**September 21, 2021**

**7:30 pm**

**Virtual Zoom Meeting Room**

**Members Present:** Peter Benedict, Greg Premru, George Wheatley and Maureen Giattino

**Others Present**: Attorney Robert Collins, Bill Sharky, Rhonda Mullins, Josh Waggoner, Michelle Collette, Mark Haddad and other interested parties.

**Admin Assistant**: Kara Cruikshank

**Meeting Called to Order at 7:30 pm by Chair Peter Benedict**

**145 Main Street Public Hearing**

**Mr. Benedict read the legal notice aloud.**

**Groton Historic Districts Commission**

**PUBLIC HEARING**

**145 Main Street**

**ASSESSORS MAP 113-43-0**

In accordance with the provisions of Massachusetts General Laws, Chapter 40C, the Groton Historic Districts Commission (GHDC) will hold a virtual Public Hearing via Zoom on **Tuesday, September 21, 2021, at 7:30 pm.** Abutters and interested persons may participate in the Hearing **by following the** instructions which will be provided at the beginning of the meeting.This meeting will beheldto consider the application submitted by a**pplicant, Mark W. Haddad,** seeking a Certificate of Appropriateness for **145 Main Street, Assessors Map 113-43-0,** to install black wrought iron railings on front stairs of the Prescott School. Copies of the application and supporting materials are available for review by contacting the GHDC via the Land Use Dept, 2nd floor of the Town Hall.

Administrator, Kara Cruikshank, presented the photos and sketch of the proposed railings the Building Commissioner provided for the application. The photos showed a steel railing painted black. There would be a single line rail on both sides of the stairs per code and 36 inches in height on both sides. Presented was a photo of a previously approved railing within the district, the library railing.

**Commissioner Comments/ Questions:**

*Ms. Giattino asked if the railing was round or square. She was not certain if they would like the library rail at Prescott.*

*Mr. Premru expressed it was hard to tell from the provided sketches but thought it looked very modern. He was hoping for something more elegant but does not like the library railing.*

**Public Comments/Questions:**

*Michelle Collette was present for the virtual meeting and gave some background for the need of the railing. Ms. Collette is the Town ADA coordinator. Over the years there has been multiple complaints about not having a railing at the school. More recently a resident went to the side door where the accessible ramp is located and could not get in the door because it was locked. She fell at the front door.*

*The Building Commissioner and Ms. Collette worked tirelessly on this issue for a number of months. She wanted to commend Town Manager, Mr. Haddad, and the Town of Groton to bring forth this application.*

*Chair Benedict**thanked Ms. Collette for their hardwork..*

*Attorney Collins- There are a lot of buildings not accessible. The round tube railings are the easiest thing for elderly people to navigate. Mr. Collins believes they’re not as attractive but truly the best choice.*

*Mr. Haddad- The selectboard had received questions about why there isn’t a railing there. It is a great time with the landscape plan recently approved to add the railing.*

*Mr. Benedict was not opposed to round railings.*

*Ms. Giattino said they have to be round and will need to be a certain grip. She would like to see something with a bit of a curl and two uprights at the top.*

*Mr. Premru would like something more in keeping with the town and age of the building.*

*Mr. Wheatley was wondering how sturdy it would be with two verticals. He would suggest a third vertical for support.*

*Ms. Collette suggested the design being similar to the front steps at town hall. Maybe this will give the Building Commissioner some direction.*

The members would like to continue the hearing at the October meeting to review other design options for the railings.

**Ms. Giattino made a motion to continue the hearing to the October 19, 21 meeting.****Mr. Premru seconded the motion. The vote carried unanimously 4-0.**

**8-10 Hollis Street Public Hearing**

Chair Benedict openedthe continued public hearing for 8-10 Hollis Street.

Attorney Collins represented the applicants for the continued public hearing of 8-10 Hollis Street. Attorney Collins reviewed the previous meeting and said he did not have a window detail so he has returned to provide that requested information to the members. The doors will replicate what is currently there and painted in the color of black. The rock retaining wall was on the application as well. The wall is located on the right-hand façade and will be reduced in height so the grade can be changed. This will stop the water from being directed into the cellar of the back portion of the building.

**Public Comments/Questions:**

The applicants thanked the members for their time.

**Mr. George Wheatley made a motion to issue a Certificate of Appropriateness to accept the windows as described and all doors painted in the color of black. Mr. Greg Premru seconded the motion. The voted carried unanimously 4-0.**

**167 Main Street Public Hearing**

Mr. Peter Benedict recused himself from the 167 Main Street public hearing, as he is an abutter to Bank of America.

Ms. Maureen Giattino opened the continued public hearing for 167 Main Street.

Mr. Josh Waggoner and Mr. Bill Sharkey were virtually present for the continued public hearing. Mr. Waggoner presented. The proposed lighting is to update from a 40K to a 30K. This update is to meet a state standard so people have full visibility when using the atm after hours. There has been a rise in robberies and thefts, Mr. Waggoner said. The shown plan was created off of Planning and Zoning comments. They have asked for every light to be changed out to keep them consistent. Mr. Waggoner presented the current LED lights surrounding the building.

**Commissioner Comment/ Questions:**

*The members had asked to view the cutsheets of all the proposed fixtures.*

*Mr. Premru asked what the color fixture would be. Mr. Waggoner said they can be any color the members would like them to be.*

**Public Comments/Questions:**

*Peter Benedict is an abutter of Bank of America. He asked if the new light on the signs can be only aimed at the sign?*

*Mr. Bill Sharkey believes the lighting can be mounted on the sign in place of the current up lighting.*

**Mr. Premru made a motion to approve the lighting as shown in the cut sheets and to replace as shown in the plan. All fixtures in the color of white. The sign lights (1L Series) in the color of white and to be mounted on top of the sign. Mr. Wheatley seconded the motion. The vote carried unanimously 3-0.**

Chair Benedict abstained.

**197 Main Street- Window Discussion**

Homeowner Rhonda Mullins has returned from previously approved renovation seeking approval for an added window to the back portion of the addition to make it more esthetically pleasing.

The members like the proposed added window from Mr. and Mrs. Mullins.

**Mr. Greg Premru made a motion to approve the added window in the same size as the window above at 197 Main Street. Ms. Giattino seconded the motion. The vote carried unanimously 4-0.**

**Roof Discussion**

The members discussed roofs within the district and questioned if they need to update the definition of the meaning “in kind”. They decided to not make any changes at this time.

**Approval of Minutes**

The members will wait until the October meeting to review and approve minutes.

**Mr. Wheatley made a motion to adjourn at 8:54PM. Ms. Giattino seconded the motion. The vote carried unanimously 4-0.**

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Respectfully Submitted by Administrative Assistant: Kara Cruikshank

Approved: February 15, 2022