

**MINUTES OF THE PROCEEDINGS OF THE
HISTORICAL COMMISSION OF THE CITY OF WORCESTER**

**MARCH 9, 2006
418 MAIN STREET, SUITE 400**

Commission Members Present: Peter Schneider, Chair
Thomas Conroy, Clerk
J. Thomas Constantine
Jeanice Sherman
Michael Theerman

Staff Present: Edgar Luna, Division of Planning & Regulatory Services
John Morawski, Division of Code Enforcement

REGULAR MEETING (5:30 PM)

CALL TO ORDER

Chair Peter Schneider called the meeting to order at 5:30 pm

APPROVAL OF THE MINUTES

Upon a motion by Commissioner Theerman and seconded by Commissioner Sherman, the Commission voted 4-0 to approve the February 9, 2006 minutes.

UNFINISHED BUSINESS

- 1. Prioritization of 2006 Goals and Objectives:** Edgar Luna, Planning Analyst, informed the Commission that the Prioritization of the 2006 Goals and Objectives is currently under review by Joel Fontane, Director of Planning and Regulatory Services. Once the review has been completed, a final report will be submitted to the Historical Commission.
- 2. 17 Southgate Place Demolition:** Mr. Luna informed the Commission that there is no new information available regarding this project.
- 3. 5 Chestnut St. – Building Demolition Waiver Update:** Mr. Luna informed the Commission that Reverend Will Bard, on behalf of the Liberty Church, had submitted a letter outlining the demolition and restoration cost estimates for the north and west towers, as well as acknowledging his agreement to store the removed gargoyles in the basement of the church at 5 Chestnut Street, Worcester. The other removed masonry will be stored at Monaco Restoration, 60 Mill Street, Southbridge, Massachusetts.

NEW BUSINESS

4. **3 Montvale Road (HC-06-02) – Certificate of Appropriateness:** Bruce Bunke, applicant, presented the project. Mr. Bunke stated that he was seeking to remove the non-original deck on the back of his house and replace it with a deck of the same foot print as the original, with the addition of one set of stairs leading down to the backyard. He indicated that the current deck was damaged beyond repair due to the significant dry rot above one of the structural posts. Mr. Bunke also stated that the porch had been added in the mid-twentieth century and did not blend well with the Colonial revival style of his house. Upon a motion by Commissioner Theerman and seconded by Commissioner Johnson, *the Commission found that the proposed replacement of the deck at 3 Montvale Road was not incongruous to the historic aspects or the architectural characteristics of the surroundings and of the historic district* and approved the Certificate of Appropriateness 4-0 (Commissioner Sherman abstained).

5. **16 / 16 ½ Winslow Street (HC-06-03) – Building Demolition Delay Waiver:** Erica Leanna, applicant, presented the project. Ms. Leanna stated that she was seeking to implement the following restorations to her house: 1) The vinyl siding on both structures will be replaced where needed with vinyl siding of the same blue/gray color. She stated this color was used during the period when the house was built, which was 1886; 2) The architectural details above the windows will be restored and kept; 3) The 68 windows on both structures will be restored or replaced with windows of the same size and form as the originals using two over two; 4) All window shutters will be restored or replaced with shutters of the same size and form as the originals; 5) The architectural details of the front porch will be restored and kept and : 6) The roof will be restored where needed with shingles of the same color and shape as the originals. Upon a motion by Commissioner Conroy and seconded by Commissioner Sherman, *the Commission found that the proposed demolition and restorations of the designated historic building at 16/16 ½ Winslow Street would not be detrimental to the historical or architectural heritage or resources of the City of Worcester* and approved the Building Demolition Delay Waiver 5-0.

OTHER BUSINESS

6. **Presentation by John Morawski – Building Inspector:** Chair Schneider introduced John Morawski, City Building Inspector. Mr. Morawski stated that he is one of the three Building Inspectors from the Division of Code Enforcement assigned to review and visit all construction projects in the city of Worcester. He stated that his assigned area of work included the Massachusetts Avenue Local Historic District, Montvale Local Historic District, and several MACRIS registered homes. He stated that the standard procedure to ask questions on these matters and/or report unauthorized construction projects in the Local Historic Districts or MACRIS registered dwellings was to contact the Division of Code Enforcement directly. He indicated that once a report or complaint was received, the assigned Inspector visits the construction site to ensure that the appropriate building permits were sought and received, and inspects all construction areas to ensure that City Code and building standards are being followed. At the conclusion of his

presentation, Mr. Morawski encouraged Commissioners to contact the Division of Code Enforcement to seek additional information and/or report unauthorized construction projects.

7. **Board member status:** Mr. Luna informed the Commission that Commissioner Brian Batty had not responded to two additional letters sent to him dated February 24, 2006 and March 6, 2006 requesting a response regarding his standing as member of the Worcester Historical Commission. Upon a motion by Commissioner Constantine and seconded by Commissioner Sherman, the Worcester Historical Commission voted the following resolution:

Pursuant to the City's General Revised Ordinance – Part I (A), Chapter 2, Section 23 regarding Board and Commission vacancies, the Worcester Historical Commission finds that member Brian Batty has been absent from more than three consecutive meetings without proper explanation, and such absence has been determined by the remaining members to interfere in the effective discharge of the Commission's duties.

The motion was approved 5-0.

8. **2005 MACRIS List:** Mr. Luna informed the Commission that the 2005 MACRIS list had been completed and was available on the Massachusetts Historical Commission website. He added that a paper copy was available at the Division of Planning and Regulatory Services.
9. **103 Austin Street:** Stacey Clews, owner of the MACRIS registered dwelling at this address, made an informal presentation of her restoration plans for said house, and requested feedback from the Commission regarding the same. In particular, Ms. Clews stated that she was interested in window restoration alternatives. Commissioner Sherman provided information on window restoration techniques.

ADJOURNMENT

Chair Peter Schneider adjourned the meeting at 7:57 pm.