

## **STONEHAM HISTORICAL COMMISSION**

September 6, 2011 - Meeting Minutes  
Stoneham Senior Center

*Present:* Joanne DiMambro, Paul Foley, Joan Quigley, Stephen Rotondi, Margaret Warren, Marcia Wengen. The meeting was called to order at 7:05 p.m.

### 1. MWRA Covered Water Storage

- Members reviewed the architectural drawings for the proposed overflow pipe from the underground concrete water storage facility (east of the former Boston Regional Medical Center) to Spot Pond. The plans and report are required for the MWRA to comply with Section 106 of the National Historic Preservation Act of 1966.

### 2. Meeting Minutes

- Meeting minutes of June 6, 2011 were approved.

### 3. Treasurer's Report

- Joan reported less than \$1 balance in our operating account after the book purchases and the encumbrance of \$55 for the Almshouse marker. The donation account has a balance of \$1,239. There are no invoices for the \$385 for FY '12.

### 4. Book Purchase

- Margaret reported the purchase of 16 books from Book Oasis for the libraries at the following schools: High, Middle, Central Elementary, and South Schools. The Public Library received one copy of Defiance of the Patriots, by Benjamin Carp.
- Margaret labeled the books as gifts from the Historical Commission before she delivered them.
- Steve noted that BJ's was offering Joanne Harriman's Images of Stoneham for \$14.50. This is well below the reprint price of \$21.99

### 5. Website

- Marcia reported no changes.

### 6. Historic House Marker Program

- Two new applications: 13A Hersam and 3 Morrison Ave
- Margaret reported the June 10 order for 198 Franklin, 8 Gerry and the Almshouse has been carved but not painted. The owners of 8 Gerry St continue to be disappointed with the delays both in research and sign production.
- Joan reported no response to her emails to the owners of 10 Bow and 63 Elm.
- Steve reminded the members about the Wall Street journal article on Ranch Houses.

### 7. Burial Ground

- In June, Stoneham was awarded \$20,000 matching grant for the preparation of a Preservation Master Plan for the Old Burying Ground.
- Marcia distributed a draft of the revised Request for Proposals dated August 22, 2011. Mass Historic Commission now needs to approve the RFPs, prepare a contract for the Town Administrator to sign and prepare the preservation

restriction. The delay appears to be that the State has not funded the \$800,000 for Round 17 of the MPPF grants.

- Steve asked if this grant would be in jeopardy if the Commission should receive a windfall. Marcia noted the general wording in the grant application suggested by Attorney Solomon: *funds allocated, including donations* should cover us.
- Marcia reported that the Lindenwood Cemetery sign was repainted by Gamit at a cost of \$350. Marcia will ask David Ragucci about the possibility of having the town pay for the repainting of the Old Burying Ground sign.
- Marcia researched the procedure to apply for a flat marker for Civil War veteran J. Parker Gould whose headstone in Lindenwood Cemetery has weathered almost beyond recognition. Civil War veterans are eligible for upright markers that require special research at/from NARA. Joan noted that Col. Gould died in the war and would have no records of pension or land bounty grants. She was able to find his service record in Ancestry.com but we do not know if it will satisfy the application requirements. Steve noted the proposed marker looked remarkably like the current one and requested more research on a flat marker.
- From the street it appears that the OBG sustained only minor tree damaged from hurricane Irene.

#### 8. Adaptive Reuse

- Steve recused himself and left the meeting. Margaret assumed the duties of the Chairman.
- Marcia reported that during the summer two Requests for Proposals were written, one for the adaptive reuse of the East School and one for either the adaptive reuse or demolition of the North School. The North School RFPs included the option for 10 single family homes at the request of Mark Drew of 172 Collincote Street in a public hearing.
- Only one proposal for *East School* was received by the deadline of August 29. Marcia distributed relevant pages from the \$300,000 proposal of Beacon Partners, LLC to reuse the building as 3 condominiums. Two of the units will be owner occupied by the partners, Larry and Bee Russo and Jean and Ron Brian. Of concern is the underground parking that will require demolition of a portion of the east façade and the recessed terraces that will require demolition of a portion of the east roof.
- Two proposals for *North School* were received by the August 29 deadline. Both proposals call for the demolition of the North School. One for \$1.1 million from Dakota Partners is not being considered because it specifies the development of 47 rental units rather than the specified owner-occupied condominiums. The other proposal for \$2.8 million from the Gralia Group calls for a 90 apartment assisted living residential complex which will be the seventh in 'The Arbors' chain.
- Marcia distributed the relevant pages of the Gralia Group proposal and *Exhibit D, Deconstruction Guidelines* from the RFPs. She noted that the Gralia proposal does not address the requirement to hire a preservation professional to document the building before it is demolished.
- The Historical Commission has one seat on the Selection Committee appointed by the Selectmen. Marcia will attend the Sept 7 meeting called to review the two proposals. She requested the members to either attend this public meeting or send their questions to her before 3:00 pm. The schedule is: 4:30 pm East School and 6:00 pm North School in the Town Hall auditorium.

9. New Business

- Steve returned to the meeting and assumed the duties of Chairman.
- Town Day is Saturday September 17 from 11 am to 4 pm. The set-up details are not known yet. Marcia was given a box of 200th anniversary fobs from John Hanright's office. The members agreed to offer them for a \$5 donation to the Historical Commission Donation Account. Half the fobs will be given to the Historical Society.
- The members voted unanimously to appoint Joan Quigley to the newly created Dedication Committee that will recognize the civic service and accomplishments of current and past residents.

10. Open Forum

- There is no additional information about the Weiss Farm proposal to DEP.

The meeting ended at 9:21 P.M.

Respectfully submitted,

Marcia M. Wengen, Secretary