

TOWN of HOLLISTON

COMMUNITY PRESERVATION COMMITTEE

MEETING MINUTES

Monday, April 12, 2010

Holliston Town Hall, Lower Level Room 104

Attending: Sam Tyler, Chair, Jan McDevitt, Vice Chair, Frank Chamberlain, George Johnson, Michael Pelon, Leonard Engel and Peter Rosati. George Johnson arrived late.

The meeting was called to order at 7:35 P.M.

Approval of Minutes

The Minutes for the CPC meeting of April 5, 2010 were presented for review and approval. The minutes were approved.

Presentation of First Congregational Church

Julie Doonman and Jack Ryan represented the First Congregational Church and they explained that the last piece of historic preservation work to be completed in the church is the repair of the tower clock. Julie Doonman stated that the clock is not original to the church but it was given by a member of the congregation 100 years ago. Jack Ryan indicated that the old clock now requires an overhaul or rebuilding of its mechanism as gears have become worn and the clock face needs to be restored. He indicated that the work when completed should last for 25-30 years. Jack Ryan stated that two bids had been received and both were approximately \$20,000. Julie Doonman stated that the First Congregational Church is requesting a matching CPA grant of \$10,000 and that the church would be responsible for the clock's annual maintenance.

Frank Chamberlain indicated that the Holliston Historical Committee did meet with representatives of the church and that the Committee is in general agreement with the need to preserve the clock. He did state the principle advocated by the Historical Committee that if public funds are used to support the historical preservation of a building or structure that some assurance should be given that the historical qualities of the property will be preserved through such means as a preservation restriction. Julie Doonman responded that this issue had been discussed by the Deacons of the church but the church is not prepared to agree to such a document at this time.

Sam Tyler stated that this same issue was raised in 2008 when the first proposal from the church was submitted to the CPC. He stated that the result then was not totally satisfactory to the CPC and that if the church was not prepared to agree to a preservation restriction for the clock restoration, then perhaps more conversation about this issue should take place before the CPC acts on this request. Jack Ryan responded to a question about how urgent it was to perform the restoration work now by saying that the work

could take place at a later time. He also indicated that the church would like to see written examples of the preservation restriction agreement that would satisfy the Historical Committee. Frank Chamberlain agreed to provide the church with a few examples utilized for other historic buildings. The parties agreed that timing was a problem in being able to make a presentation to the May Town Meeting and that this conversation would continue so that appropriate action could be decided before the October Town Meeting.

Presentation of Holliston Historical Society

Several members of the Historical Society were in attendance as a result of discussion at the April 5, 2010 CPC meeting regarding the Historical Society's request for CPA funds to restore the South Porch of the Asa Whiting House. At that meeting the issue of whether the Historical Society should be prepared to provide some of its own funds to support this project was raised.

Frank Chamberlain stated that a standard question to every committee or board that requests CPA funding for a preservation project is what other steps the committee or board is taking to secure funding from other sources as well. He also presented a statement listing several different ways the services of the Historical Society or use of its land and buildings annually benefit the Town of Holliston. This list also attempted to quantify the dollar value of Education Week in May when third grade students come to the Society's Asa Whiting house for a "hands-on" history program using rates charged by Old Sturbridge Village for a similar program. Members of the Historical Society spoke about the use of proceeds of events at the Historical Society for maintenance of the several buildings on the property and other benefits of the Society's work. They also discussed steps being taken to focus more on the Society's finances and maintenance of facilities. For example, a long-range planning committee and a grant writing committee have been established. Peter Rosati praised the work of the Historical Society but argued that the Society could do more to raise funds and suggested an annual Historical Society dinner with a speaker or program with tickets or tables on sale to the general public.

Town Meeting Votes

Sam Tyler noted that the CPC started out with five proposals but as a result of conversations during the last three meetings, the list is now a definite two proposals with the possibility of a third proposal that might be refined for later discussion before the May Town Meeting. He indicated that it was time for the CPC to vote on the two proposals now before it.

■ Holliston Historical Society

After a motion by Jan McDevitt which was seconded by Frank Chamberlain, the members:

VOTED: To approve the recommendation of \$10,000 for the renovation of the South Porch of the Historical Society's Asa Whiting House with all work to be completed within two years of the Town Meeting vote. Unanimous

■ **Upper Charles Conservation Land Trust**

After a motion by Peter Rosati which was seconded by Len Engel, the members:

VOTED: To approve the recommendation of \$1,000 for trails, boundary and parking signage for Wenakeening Woods located between Highland Street and Summer Street in Holliston. Unanimous

Update on Town Hall project

With Julie Grossjean, Chairman of the Holliston Historical Society in attendance, a discussion regarding the proposal to strip, prepare and paint Town Hall, was initiated. The issue of starting the work of stripping or replacing the wood boards, preparing the walls and painting one coat of primer with CPA funds before the Board of Selectmen requested funding in the October 2010 meeting for the painting of two primary coats was discussed. Other steps in the repair and painting project were reviewed with no decisions made.

Update on Northeastern Property

George Johnson arrived late from an Open Space Committee meeting in which the possible sale of the section of Warren Woods located in Holliston was discussed. He stated that lack of progress in discussions precluded consideration of a proposal for the May Town Meeting.

Sam Tyler reminded members that there still may be a need for a CPC meeting in early May before the May 10 Town Meeting.

The meeting adjourned at 9:05 P.M.