

APPROVED

Members

Samuel D. Obar, Chair
Christine M. Cochrane, Vice Chair
Mark G. Almeda
George B. Ransom
Roger F. Turner, Jr.
Kathleen A. Birtwell, Associate
Melissa Totten, Associate



Walpole Historical Commission

Walpole Town Hall
135 School Street
Walpole, MA 02081

A meeting of the Walpole Historical Commission was held on Thursday, March 2, 2017 at the Walpole Town Hall, Room 116.

The following members were in attendance:

Samuel D. Obar, Regular Member, Chair
Christine M. Cochrane, Regular Member, Vice Chair
George B. Ransom, Regular Member
Roger F. Turner, Jr., Regular Member
Melissa Totten, Associate Member

The following members were not in attendance:

Mark G. Almeda, Regular Member
Kathleen A. Birtwell, Associate Member

The following guests were in attendance:

Eamonn Lynch, owner of 1641 Washington Street

Chairman Sam Obar called the meeting to order at 7:30 pm.

- **Appointment: 1641 Washington Street Demolition Application**

The Chairman noted that the ZBA granted a special permit to the owner of this property to construct a new two-family house, on the condition that the Historical Commission be able to provide guidance on the appearance of the new structure. However, we are only voting tonight on whether the structure is architecturally and/or historically significant.

Melissa Totten said the state MACRIS database indicates this structure may have been a tavern in the early 1800s.

George Ransom said he did not notice a lot of significance in the architectural detail, and no significant features.

Christine Cochrane said it is important that the Commission take advantage of the ZBA's decision to grant our Commission extra authority over the design of the new structure.

Roger Turner said the condition of the property is not good. He asked if the applicant plans to preserve anything in the structure. Owner Eammon Lynch said he plans to preserve some materials for himself. Mr. Turner said he should state this in writing.

Mr. Obar made a motion that the building at 1641 Washington Street is not architecturally or historically significant, on the condition that the Commission take advantage of the opportunity to provide guidance as noted in Condition 4 of ZBA Special Permit (Case 18-16) granted by the Walpole ZBA in order to maintain the historic character of the property at 1641 Washington Street.

Ms. Cochrane seconded the motion.

The motion was approved 4-0-0.

The Commission intends to discuss the design of the new building at 1641 Washington Street at its next meeting in order to provide guidance to Mr. Lynch per the ZBA decision.

- **Old Business**

The Commission presented Mr. Turner with a copy of their nomination of him to the Mass. Historical Commission for Preservationist of the Year.

Ms. Totten said she is willing to approach a local coffee purveyor such as Starbucks to donate coffee for the MHC Workshop on March 16 at the Senior Center. The Commission will also send an invitation to Commissions in all bordering communities to attend the workshop.

Ms. Cochrane said she was appointed to the Town Hall Re-use Committee by the Selectmen and appreciates Mr. Turner's help in compiling a binder of materials about the building's history.

The Commissioners will review the inventory of records in the Town Hall attic and will come to the next meeting with specifics on which records they would potentially like to review.

- **New Business**

Ms. Totten said she would like the Commission to be aware that the East Walpole clock tower could be threatened and it should be on the Commission's radar.

Ms. Cochrane said the Commission should be aware that 234 Stone Street may be slated for demolition.

Mr. Ransom said he is going to do his barn presentation for Walpole Community TV. He also asked the Assessor for a list of all barns in Walpole. He also told the Commission that State Senator Jim Timilty sponsored a bill, Senate Bill 1668, to promote the preservation of barns and similar structures.

- **Meeting Minutes**

Ms. Cochrane made a motion to accept the minutes of October 27, 2016 with no amendments. The motion was seconded by Mr. Ransom. **The motion was approved 4-0-0.**

Mr. Obar made a motion to accept the minutes of January 5, 2017 with no amendments. The motion was seconded by Ms. Cochrane. **The motion was approved 4-0-0.**

Mr. Ransom made a motion to accept the minutes of February 16, 2017 with no amendments. The motion was seconded by Ms. Cochrane. **The motion was passed 3-0-1 (Mr. Turner abstained.)**

Mr. Ransom made a Motion to adjourn the meeting.

Ms. Cochrane seconded the Motion.

The motion passed 4-0-0.

The meeting adjourned at 8:59 pm.