



City of Medford

HISTORICAL COMMISSION
HISTORIC DISTRICT COMMISSION

City Hall – Room 308
85 George P. Hassett Drive
Medford, Massachusetts 02155

October 3, 2022 Medford Historical Commission Minutes

Meeting held via Zoom - Meeting called to order at 7:05 pm.

Digital Meeting statement read by Ryan Hayward, Acting Chair, at beginning of meeting.

Members present: Ryan Hayward, Edward Wiest, Doug Carr, Jessica Farrell, Kit Nichols and Peter Miller. Denis MacDougall also present. Absent: Jennifer Keenan (recused).

Notice: This was a special interim meeting convened to allow the demolition request hearing for 16 Foster Court to occur within the required 30 day time period.

Determination of Preferably Preserved Status:

- **16 Foster Court** – Note that J. Keenan recused herself from the discussion on this property. Roberto Di Marco, of Foster, Walker and Di Marco, P.C., 350 Main Street, Malden and legal counsel for the owner, attended the meeting. The property was previously found to be historically significant and preferably preserved in 2019 while under different ownership. A demolition delay was imposed in 2019 and ran its course in 2020, yet the previous owner never demolished the building. With the change in ownership and a new demolition application in August 2022, the process re-started and the proper timetable was followed, yet several of the commissioners stated their opinion that it would not be fair to the new owners or to the benefit of the city to find the property preferably preserved and to impose an additional demolition delay. **Motion:** (EW at 7:18 pm, JF 2nd) to table the discussion until 7:30 in order to allow time for public comments to be heard as per the meeting agenda. **Approved:** 5-0. The discussion was re-started on this agenda item at 7:30 pm. Public comments were then solicited but no public comments were made. **Motion:** (DC, PM 2nd) to find not preferably preserved. **Approved:** 5-0. A demolition delay will not be imposed and the project can move ahead. Mr. Di Marco thanked the commission for its efforts and requested that the process be finalized as quickly as possible.

Vote to Release Demolition Delay:

- **20 Otis Street** – Owners Danielle and Timothy Stark attended the meeting. P. Miller reviewed the process to date including a meeting at the property with the owners and Commissioners Hayward and Miller, and rounds of suggested design revisions to mitigate the demolition. The current set of drawings, dated September 28, 2022

were shown and discussed. The commission consensus was that the owners had made a good faith effort to improve the design and to mitigate the demolition. K. Nichols thanked the owners for their efforts in working with the commission.

Motion: (RH, EW 2nd) to lift the demolition delay pending upload of the agreed-upon drawing set to the Medford Building Department permit website. **Approved:** 5-0. Formal notification to be sent and the project allowed to proceed. Owner Danielle Stark acknowledged the decision.

By-law Amendment Discussion: The commissioners discussed starting a process to determine a course of action for when a property found previously preferably preserved comes under new ownership and has a new demolition delay application. Robin Stein, of KW, and legal counsel for the city, suggested that the demolition delay by-law be amended. Victor Schrader, Director of Economic Development, suggested that the amendment be discussed in the Committee of the Whole and offered to review Historical Commission suggestions.

Motion: (EW, KN 2nd) to adjourn at 7:32 pm. **Approved:** 5-0.

Next Meeting: The regular monthly Historical Commission meeting to be held on October 17, 2022 via Zoom. Start time 7:00 pm. Denis MacDougall to coordinate.