

Braintree Historical Commission
Minutes
Monday, February 11, 2019
Johnson Chambers – Braintree Town Hall

Present: Elizabeth Mees (Chair) Santina Giannino Kate Nedelman-Herbst
 Ronald F. Frazier Rayna Rubin

Also Present: Bill McNeely, Architect for Thayer Academy
 Andrew Marron, Mayor's office
 Christine Stickney, Director of Planning and Community Development

Meeting convened at 7:03 PM

New Business: *Thayer Academy/Glover Hall*, Mr. Bill McNeely of McNeely & Eck Architects was present to discuss with members a project coming forward on Glover Hall. Using some concept drawings, he explained the work entails a new dormer on the portion of the building facing Hobart with a glass bay window on the west end of the west end of the building. S. Giannino asked about the details of the window and B. McNeely provided the dimensions (4'x12') approx. 50 SF dormer (18' x7') approx. 400 SF. They would flatten the sloped lecture hall and add the dormer on the main floor – this area would be new space for math, science and robotics labs. Chairwoman Mees asked about the glass door on the west end and the existing fire escape. B. McNeely has been working with the building department on that issue and is awaiting an opinion as to whether the fire access has to be enclosed. K. Nedelman Herbst asked if the drop off area would be reconfigured and B. McNeely said there would be no change. Chairwoman Mees recommended that enlarge bay window be considered however B. McNeely said at the neighborhood meeting there were concerns with lights at night. It was agreed to have the Certificate of Appropriateness application submitted and a public hearing scheduled for March 4, 2019 regularly scheduled meeting.

Town Hall Doors: Andrew Marron was present to discuss the changes proposed for the side doors of Town Hall as part of a security improvement project for the building. He noted the existing door is not up to code and showed a metal door with the original frame to remain. Chairwoman Mees noted the current aluminum door was not historically correct but had just been done a number of years ago and asked if a wooden door similar to the front doors be a consideration. A. Marron said he would have to check with the security folks to see if that could be done. R. Rubin agreed that a wooden door is a lot more appropriate with the age of the building. After some discussion on a proposed wood door – A. Marron agreed to look into it and return to the BHC with renderings if it could be done. The BHC also acknowledged it would require a Certificate of Appropriateness. Christine commented that although the large ADA walkway between buildings did not progress whatever choice is a new door is to be made should be designed with the required ADA codes for universal accessibility and this should be discussed with the manufacturer.

Old Business: *Gallivan House Restriction:* Still being worked on for delivery to the Town. *Daughraty Gym:* No update provided; *Union School* – nothing new.

Demolition Delay: Members discussed possible amendments to help move along the process. Discussion of the 75 years age vs. 100 years age was raised and members each expressed the pros and cons of a possible amendment – in the end members agreed to keep it at 75 years or older. Discussion on the

Page 2 – 2/11/19
BHC Minutes

process and the length of delay was also mentioned – should we consider 4 month in place of 6 months – that could be a possibility. Kate Nedelman Herbst **MOTION** to reduce the delay period from 6 months down to 4 months, seconded by Ron Frazier – unanimously voted.

Kate Nedelman Herbst **MOTION** to recommend that the age of applicable structures to 75 years or older, seconded by Ron Frazier – unanimously voted. It was agreed to work on a letter that could be sent to the Ordinance and Rules subcommittee outlining the proposed changes and return with it for the March meeting.

Members also discussed the need to speak with the administration again about more members on the BHC as outlined in the Town charter –

Ron Frazier **MOTION** to adjourn the meeting, seconded by Kate Nedelman Herbst – unanimously voted.

Meeting adjourned at 8:20PM

Respectfully submitted,
Christine Stickney, Director of Planning & Community Development