



Town of Sudbury

Historic Districts Commission

Flynn Building
278 Old Sudbury Rd
Sudbury, MA 01776
978-639-3389
Fax: 978-443-0756

<http://www.sudbury.ma.us>

Minutes

June 18, 2015 - 7:30 p.m.

Flynn Building, Silva Conference Room

Present: Linda Hawes, Vice Chair; Bill Andreas; Frank Riepe, and Lee Swanson.

HDC Vice Chair Linda Hawes called the meeting to order at 7:30 p.m.

- 1. Case 15-8 - For a Certificate of Appropriateness to build a 2 car garage-bedroom/bath 2nd floor. Space for 3 car garage/storage at 67 Concord Road (Assessor's Map J09-0006), applicant Deborah Drummond.**

Mr. Riepe recused himself from discussion of this application as the Applicant is his client. Ms. Drummond was present to discuss her application to construct an addition featuring 2 enclosed garage bays plus one open bay on the ground level to the right of the house. The construction will have a rustic, barn-like character. The addition will also include a First floor bedroom/bath/laundry addition, with detailing similar to the existing house. Trim and paint will match the existing house. They are not considering driveway paving not on plan at this time. Landscaping will be presented at a later date.

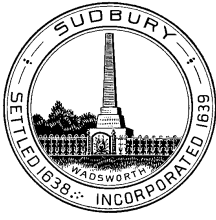
A motion was made, seconded and unanimously voted to approve a Certificate of Appropriateness based on the drawings as submitted, with the condition that all future changes to landscaping be approved by the Historic District Commission.

- 2. Case 15-9 – For a Certificate of Appropriateness to expand an existing house to include a family room, bathroom, breezeway and garage at 306 Boston Post Road (Assessor's Map K09-0048), applicant David and Heather Fenton.**

David and Heather Fenton were present to discuss this application. Mr. Riepe was concerned the drawings didn't match the application description. He also commented that there were too many arches on new garage.

The Commission approved the construction of the foundation, however continued the hearing until July 1, 2015 at 7:30 pm to allow for more accurate drawings to be submitted and reviewed.

- 3. Case 15-11 - For a Certificate of Appropriateness to install two fieldstone retaining walls to landscaping on either side of front steps in front of house and addition of metal railing to the left side of existing front steps at 22 King Philip Road (Assessor's Map K09-0039), applicant John Loomis and Alexandra Plotkin.**



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Alexandra Plotkin and John Loomis were present to present this application. Frank Riepe asked that the stone walls be as straight as possible, and that the height not be more than 30". Mortar should be inside, not showing. 2 Japanese Maples (not in good shape) will be removed, existing large trees will be kept.

A motion was made, seconded and unanimously voted to approve a Certificate of Appropriateness based on the drawings as submitted and discussed.

The Certificate is granted on the condition that all future changes to landscaping be approved by the Historic District Commission.

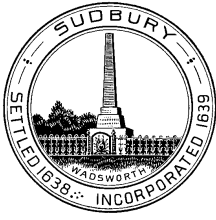
4. Case 15-12 - For a Certificate of Appropriateness to replace siding, trim, windows, front porch and railings, steps and columns at 64 Robert Best Road (Assessor's Map J05-0360), applicant Marc Ohler.

Marc Ohler was present to discuss this application to complete the following work on the existing house:

- Remove existing 4" cedar clapboard on both sides and front of original house
- Replace siding with Hardie Plank 4" exposure cedar mill siding.
- Siding color to be historical looking gray.
- Replace existing trim with similar to existing
- Remove existing windows and replace with new windows and historic sills.
- Windows to be Andersen 400 Series double hung in white
- Grille pattern is 12 over 12 with simulated divided light
- Remove existing painted wood front porch and railings
- New front porch to have granite platform in same configuration/footprint as existing.
- Steps to be granite with field stone risers.
- New columns, trim and railing to be replaced similar to existing
- Existing roof overhang to remain

The Board agreed that the house is not in a historically significant neighborhood
A motion was made, seconded and unanimously voted to approve a Certificate of Appropriateness based on the application and drawing as submitted

The Certificate is granted on the condition that all future changes to landscaping be approved by the Historic District Commission.



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5. Case 15-13 - For a Certificate of Appropriateness to expand master bedroom, replace windows, exterior trim and roofing at 21 Hayden Circle (Assessor's Map H05-0360), applicant D. Adam Smith.

D. Adam Smith was present to discuss this application. The homeowners are proposing an addition to the house, as detailed in the letter submitted on June 9, 2015. Discussion centered around the use of Harvey windows. Paint colors and landscape plans will be provided at a later time.

A motion was made, seconded and unanimously voted to approve a Certificate of Appropriateness based on the drawings as submitted and discussed.

The Certificate is granted on the condition that all future changes to landscaping be approved by the Historic District Commission.

Other Business:

Minutes from the June 11, 2015 HDC meetings were approved unanimously.

There being no further discussion the meeting adjourned at 10:05 p.m.