



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

September 13, 2018

Members present: Fred Taylor (Chair), William Andreas, Frank Riepe and Lee Swanson.

Others present: Dave Judelson, Ed McDonough, Bruce Quirk, Mike Melnick, Seth Hardy, Rebecca Weeks, Sally Hild.

New Business:

1. CONTINUATION - Public Hearing – Case 18-11, Applicants and Owners Anuraj Shah & Stephanie Pierce, **257 Concord Road**, Town Assessor's Map H09-0014, Res A-1. For a Certificate of Appropriateness to replace 3-tab asphalt shingle roof with wood roof, to replace existing entry porch, to paint house body, trim and window sashes. **To be immediately continued to October 11, 2018.**

This item was immediately continued to October 11, 2018 meeting per Applicants request.

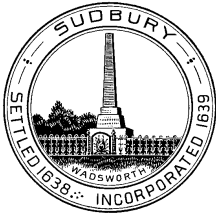
2. CONTINUATION - Public Hearing – Case 18-12, Applicant Seth Hardy & Jenny Sorblom, **41 Concord Road** (Town Assessor's Map K09-0001). For a Certificate of Appropriateness to rebuild stone wall in front of patio, remove stone columns and to approve landscape plans.

Seth Hardy was present at the meeting, proposing to rebuild an existent, disrepair stone wall, requesting approval to remove stone columns and presenting a landscape plan for 41 Concord Road.

Unanimously approved with the following condition:

- The wall will be constructed with loose stones stacked randomly.
3. Public Hearing – Case 18-13, Applicant Bruce & Eugenia Quirk, **236 Concord Road** (Town Assessor's Map H09-0019). For a Certificate of Appropriateness to construct a field stone wall along front of property, removal of diseased shrubs and cedar trees and replanting.

Mr. Quirk was present at the meeting, he purchased this property in 1985. He stated that sometime in the past the Town requested an easement for the sidewalk along 236 and 248 Concord Road, as part of the deal with DPW, the home owners granted an easement to the Town for the sidewalk and in exchanged the Town offered to build a stone wall on the front side of their



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properties, the stone wall was built at 248 Concord Road and now Mr. Quirk has time to follow up with the project. He was asked by DPW to first get approval for the stone wall from the HDC.

Mr. Riepe and Ms. Hawes asked for clarification if a gate will be installed as shown on the plans presented.

Mr. Quirk reply that if the Commission does not want a gate he can leave with that, if his wife insists on having a gate he will come back to request it, he added he will need to see the Planning Board as well for a Scenic Road approval, since Concord Road is a scenic road.

Mr. Taylor shared the Commission had numerous requests for stone walls since he is serving, and will require for the stone wall to be in the style of a farmer's wall, country style, relaxed, avoiding a flat top, mortar to be used but not showing.

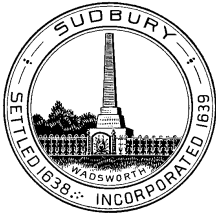
The Commission unanimously approved the petition with the following conditions:

- The stonewall will be no higher than 24".
 - There will be breaks in the wall for the driveway and walkway.
 - No mortar used will be shown. The wall will appear to be loose stones stacked randomly.
4. Public Hearing – Case 18-14, Applicant Michael Tanghe, Blue Selenium Solar, LLC, Owners Edward McDonough Jr. and Guru Swamy, **95 Peakham Road** (Town Assessor's Map K04-0005). For a Certificate of Appropriateness to install roof mount solar panels on the main house and garage.

Mr. McDonough Jr., owner and Mr. Judelson from Blue Solar were present at the hearing, the house was originally built on 1667 and had various renovations since. The representative from Blue Selenium solar showed an actual mini size sample of the actual solar panel, the panels will be all black with no visible side brackets manufactured by Sun Power.

Unanimously approved with the following condition:

- The single west side panel on roof #2 (connecting the original cape house with the colonial style house) will be eliminated and the remaining panels will be centered on the roof.



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5. Public Hearing – Case 18-15, Applicants Rebecca & Christian Weeks, **272 Concord Road** (Town Assessor's Map H09-0023). For a Certificate of Appropriateness to install windows, remove second floor shed extension and skylight on back of the house, remove southernmost chimney and re-side garage with wood clapboards.

Ms. Weeks was present at the hearing, she detailed her request to the Board.

After some questions the Board Unanimously approved the request with the following conditions:

- The three new windows will be wood 6-over-6 single-paned true divided light with putty glazing on the outside to match double hung windows.
- The new windows will have wood storms.
- The chimney will not be removed.
- Small 2nd story window on east elevation will be moved and reused and positioned as shown in the drawing.

Miscellaneous:

- Michael Melnick, waiver for handicap access to Loring Parsonage.

After discussion, the Commission agreed to submit a letter in support of a waiver for handicap access for the front center door of the Parsonage.

- Jim Gish, Director of Protect Sudbury in attendance for discussion about National Register of Historic Places.

No discussion. Mr. Gish was not present at the meeting.

- Approval of Minutes from July 19, 2018 meeting.

Minutes from July 19, 2018 were approved unanimously.

- Administrative Report/Update

The meeting was adjourned at 9:05 PM.