

Historic District Commission  
Town Hall, Room 126  
Meeting Minutes, 11 December 2018

Meeting called to order at 7:36 PM. Attending: David Honn (DH), Anita Rogers (AR), Ron Regan (RR), Fran Arsenault (FA), and Maria Crowley (MC). John Benson (JB) Selectmen Representative and David Shoemaker (DS) absent.

7:36 pm      **Citizen's questions** – DH – the barn and house next to me that was bought recently is going back on the market and I may buy the barn.

7:50            **Minutes for 11/27** approved unanimously.

7:50            **Project spreadsheet review**: skipped.

7:50            **578a Mass Ave. #1833** – Marc Foster present via phone.  
Marc wants to replace windows with same model he used on the other side of the building upstairs from 271-275 Central St. These are framed sash replacements that leave the original sill and exterior trim in place. RR assigned liaison and makes a motion to approve replacing 11 windows on the second floor facing Mass Ave and along the east side visible from Mass Ave with Jeld Wen 2500 series SDL 6 over 6 wood windows. 3 windows being replaced in back, not visible from Mass Ave with Vinyl windows are not in the jurisdiction of the HDC. Seconded by AR vote approved unanimously.

8:10            **49 Windsor Ave. 1834** – Melissa LoPorto not present.  
Due to some confusion about this possibly being a CNA an application wasn't submitted, but because there is a change in shingle type from 3 tab to architectural an application must be submitted. MC will be liaison and communicate the situation with the applicant and have her submit an application to the town clerk. We will assign a number pre-submission and vote now. AR makes a motion to approve replacing the shingles on the shed with architectural shingles that match the house. If a ridge vent is installed it shall run end to end. Drip edge color to match the trim. DH seconded, vote approved unanimously.

8:15            **Chair Update** – DH heard that there was a structural review of the dam at 53 River St. – we should get a copy. 4 Piper Lane – Katie Green and John

Mangiaratti talked with Mass Housing (MH) to discuss the proposed 40B project. They told MH that Acton is against the project. They delivered 150 letters and documents to MH. MH could stop the project because of safety, concerning the road visibility. Town counsel informed MH that there was fraud in the 40B application. Jamie Eldridge will be meeting with neighbors of 4 Piper to hear about the issues. The Avalon phase 2 40B project could push Acton into a “safe harbor” condition where the ZBA could reject the project out right. MC will work on a letter from the HDC supporting John Mangiaratti’s project to stabilize the Asa Parlin house. DH will work on the year-end report. We had 34 applications, habitat-for-humanity project is a highlight as well as 53 River St. project involvement and the new garage on Chadwick street where the owner was able to retain and use part of the historic out building foundation for the new structure. FA had an idea for raising funds for Asa Parlin house by having a Christmas decoration tour

8:55

Meeting adjourned.