

Kendal Common Study Committee

Meeting Minutes

March 2, 2023

Members Present: Alicia Primer (AP), Kathy Scadden (KS), Rick Brotman, (RB), Henry Stone (HS), David Fixler (DF)
Staff Present: Christine Zale (CZ)

KS Called meeting to Order 9:33am and read open meeting law disclaimer from Governor regarding open meetings.

Public Comment: No Public Comment.

MHC Survey Status Update

- CZ shared consultant Stacy Spies proposed survey list of 108 properties, the final list needs to be 105 properties.
 - Ms. Spies has completed the majority of her field work and her research assistant is working on deed research and potentially reviewing building permit records.
- The committee reviewed the survey list onscreen and discussed addresses for removal and additions.
 - Suggested Removals: 8 Bay State Rd, 27 Coburn Rd, 171 Wellesley St, 44 Whitney Tavern Rd, 21 Willard Rd
 - Suggested Additions: Summer St (DF to provide address), Case House addition
 - Suggested Edits: AP suggested combining the 2 listings for 444 Wellesley St because it is one building.
- CZ will provide a list of the suggested changes to the Committee for review and then share suggested changes with Phyllis Halpern, co-chair of the Historical Commission

Webpage:

Final Design Review & Review/Approve Links

- CZ shared Webpage draft as edited by AP with the selected photos included within the content.
- AP said a basic timeline should be added along with information on Stacy Spies conducting the Survey.
- There was a discussion of describing the Architectural Style as Modern v. Modernist. DF said he would like to hear Stacy Spies perspective on the topic. AP asked if Stacy Spies could attend a committee meeting.
- CZ shared links currently included on the draft webpage. CZ asked if there was a general information link on modern architecture/ the modernist movement that could be included. HS and DF discussed a book written by Peter McMahon as a good source.
- There was a brief discussion of the boundary map and the purview of a Historic District Commission.
- The committee discussed including chapters from informational books on Modern Architecture as links.
- HS suggested adding a line that the houses in the Kendal Common neighborhood do not fall under the purview of the Historical Commission.
- CZ will incorporate edits discussed and AP will review.

Neighborhood Outreach:

Educational information & Letter Review

- AP said she wanted to see the final draft of the website before drafting the neighborhood letter. She will draft the letter to include a link to the webpage.
- RB said once the webpage is up and the letter is sent then the Committee begins starting to work directly with the neighborhood. AP said it is important for the committee to have a dialogue with the neighborhood and be available to answer questions.
- There was a discussion of original building fabric, sensible replacement materials/upgrades, and funding for properties that aim to preserve the original architecture.

Review and Approval of prior minutes

- AP said future meeting minutes should be shorter.
- HS asked if the meetings were available to view. CZ said she would work with Weston Media to make the recordings available.
 - *Motion: AP made a motion to approve minutes from 2022. HS seconded, all in favor.*

Workplan Discussion

- AP will draft neighborhood letter.
- DF will research information links to include.

Schedule Next Meeting plans

- The Committee scheduled the next meeting for 3/23 9:30am. CZ will contact Stacy Spies to see if she can attend.

Adjournment- 10:33am: HS moved to adjourn. DF seconded and the motion passed in a unanimous vote.