

Ashland Historical Commission

Minutes of meeting held on June 7, 2022, 7:06 PM via Zoom

Members in attendance: Tom Dealmeida, Karen Coleman, Kelly Flannery, Joanna Sorensen, Jim Neilsen

1. Kelly called meeting to order, seconded by Johanna, All voted in favor
2. Public Hearing begun by Jim and he read the legal notice into the record.
3. Call out to members of the public to speak in favor of 9-month demolition delay: Robert Wallace, Helen Nichole, Joan Gonfrade, spoke for the delay.
4. No resident spoke against the delay
5. All commission members in attendance expressed their opinions in a general discussion. Tom wants the delay, but expressed his doubts about its effectiveness. Jim gave a recap of meetings and conversations with the developer. Kelly expressed concerns that if buildings are sold before delay ends, they could all be torn down. Town Manager Michael Herbert explained that if the buildings were sold before the expiration of the delay period, the new owner would have to go through the permitting process all over again. It is unclear whether this would be grandfathered if the delay bylaw is extended at Town Meeting. Town counsel needs to be consulted. Joanna hopes that the developer can be trusted to do what has been stated previously. Karen stated that her questions had been asked and answered. Tom reiterated that there are no guarantees and that there needs to be a stronger mechanism to allow future preservation. Michael Herbert commented on the need for citizen participation in buying these properties to preserve them. He will also try to get something further in writing from the developer. Joan wanted clarification that the vote is for all the buildings, not just 40 Main. Helen expressed concern that should the property be sold to another party or investors that the plan may change and put 10-30 in jeopardy of being demolished as well as 40 Main. After further discussion, Jim asked for a motion to close the public hearing. Tom motioned to close the hearing, Karen seconded. Roll call vote 5-0 (Unanimous) Meeting closed.
6. Tom made a motion that the buildings be preferentially preserved and that the demolition permit be delayed for 10-40 Main Street for nine months. Kelly seconded. A roll call vote to enact the delay was called. 5-0 for (unanimous). The demolition delay was carried at 7:49pm
7. Future agenda items set for next meeting on June 14<sup>th</sup>; bylaw update; Stone house in Town Forest; Tilton Ave demo permit, LHD update: Farmers Market? who is staying, who is going?
8. Approval of minutes from May 16<sup>th</sup>, 2022. Tom motioned to approve the minutes. Kelly seconded. Roll call vote. 5-0 (unanimous) approved. Next meeting set for Tuesday, June 14 @7pm.

9. Tom motioned to end the meeting. Kelly Seconded: Roll call vote 5-0 (unanimous). Meeting ended at 7:57pm