

**Minutes**  
**Watertown Historical Commission**  
**Thursday, March 11, 2010**  
**Council Chambers**  
**7:00pm**  
*Adopted April 8, 2010*

**Historical Commission Members Present:** Russo, Melone, Jones, Loukas, Berg, Roach

**Staff Present:** Hayward, Collins

**Public Present:** See attached Sign-In Form

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Russo chaired. The meeting opened at 7:00p.m.

**1. Public Hearing – 30 Washburn Street Rear, Demolition Permit for a brick tower and brick storage shed. Applicant: Peter Zagorianakos; Owner: Pobeda RT II, LLC**

Ed Warner represented the owner, reported that the owner wished to demolish the brick tower and storage. He noted that the property is an environmental remediation site. He informed that the site was once the location of a dry cleaning and a manufacturing business. Most recently it has been used by a woodworker. He informed that the tower was originally an elevator shaft. He did not know the age of the buildings. He indicated that the contaminated soil will be excavated and removed.

Melone inquired if the soil had been tested. Warner responded that the soil will be disposed at a site approved by MassDEP.

Robert McInnis, 59 Adams Street, inquired if the site has been tested for asbestos. He wanted to know if the egress and containment of the contaminated soil has been considered. Russo encouraged that McInnis speak directly to the owner's representative and to Scott in the Zoning Office.

Roger Erickson, 48 Chester Street, informed that the only building of historic note was the barn which was recently lost to fire. He noted that the 3 remaining buildings were not historic.

Jones thought that the buildings were interesting because they were strange.

Russo informed that there were buildings on the property dating back to 1898, but he couldn't determine which one. He did not feel the buildings were of historic merit.

**Note:** Berg moved to determine that the tower and the shed at 30 Washburn Street Rear were not preferably preserved. Melone seconded the motion. The motion was unanimously approved.

**2. Public Hearing -185 Summer Street, Demolition Permit for a 2 family wood residence to be replaced by a new two-family, duplex. Owner Applicant – Joseph Deodato**

Joseph Deodato submitted a copy of a notarized deed for 185 Summer Street indicating he is the present owner. He noted that the property, according to the Assessing Department records, was built in 1918. He informed that he may not be building the side garages as indicated in his plans.

Russo inquired if he considered preserving the property as a two-family. Deodato responded that he did not, that the building was too shallow to preserve. He thought it was 12' deep. Berg thought it was about 20'. Deodato scaled it and determined that it was 17.5' wide.

Jones asked what would be the footprint of the proposed project and whether it would have the same width as the present building.

Russo asked about the zoning of the property. Deodato noted that it was zoned "T."

Russo inquired if he would consider moving the structure. Russo noted that the building had been moved in 1896 from Fayette and Church Street. His records show that the building goes back to 1844 and maybe as far back as 1833. Russo thought the house should be saved. It was an example of early vernacular architecture. Its proportions and simplicity are indicative of this style and the building techniques available in that period. Berg concurred. Berg also felt that there was nothing wrong with the building.

Russo noted that when the property was moved it lost an "L" shape off the back. He said that the "L" shape can be seen in the map from 1875.

Jones stated that the house is not satisfactory for contemporary homeowners' tastes.

Joyce Kelly, Historical Society of Watertown (HSW), informed that Francis Kendall, owner of the property, was a member of the HSW and a prominent member of Watertown. He appeared frequently in the papers of the time.

Roach noted that there aren't many structures from that period in Watertown.

Jones stated that a previous property located on Bacon Street which was much more compromised than this structure was considered preferably preserved. He thought this property was well preserved. He did not think the property used the site very well.

Russo informed that the building was used for Mr. Kendall's laborers who worked on his farm. He reported that the building was sided with asbestos siding with clapboards underneath. He thought it was an important house and significant. He noted that all details of the property are there. According to Russo, the building was meant to be simple. The only losses were the original site and clapboards.

**Vote:** Jones moved to determine 185 Summer Street as preferably preserved. Berg seconded the motion. The motion was unanimously approved.

Jones thought that a delay should be imposed to find an alternative to demolition.

Melone noted that there would be no impact on the housing stock in Watertown as a 2-family was being proposed.

Russo invited Deodato to collaborate with the HC to arrive at a preservation solution. He suggested a delay period be imposed. He noted that depending on preservation progress the delay period could be lifted or extended.

**Vote:** Berg moved to impose a 6 month demolition delay for 185 Summer Street. Jones seconded the motion. The motion was unanimously approved.

**3. February Minutes – Approved.**

**4. 2010 Preservation Awards – Nominations due April 2, Award Determination April 8, Award Ceremony May 19.**

Collins reported that applications have been posted and distributed. The Commanders Mansion has been reserved.

**5. Old Business**

**a) Watertown Outbuildings/Barn Initiative**

No update.

**b) 1630-1930 Watertown Historical Map**

The map will be presented to the Town Council on March 23. Collins will have a descriptive brass plaque made. The map will be presented to the Town Council for the citizens of Watertown. Russo will contact the press. Collins will produce a Press Release. Hayward requested that the release be given to the Town Manager for review. Locations for the map were discussed – Town Council Chambers, Watertown High School, elementary schools for a temporary educational period.

**c) Shick House Property**

Russo requested that the item be placed on the April agenda.

**6. New Business**

**a) 917 Belmont Street**

Hayward reported that Roy Cramer of Beacon School had contacted him about the school submitting a demotion permit for the property. Hayward will speak to Magoon and the Manager about the importance of preserving the building.

**b) Arlington Street Cemetery Walk.**

The HC scheduled April 9<sup>th</sup> at 2:30pm for a site visit at the cemetery.

Meeting adjourned at 8:30pm.