



## MENDON HISTORICAL COMMISSION

Mendon, MA 01756  
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Wayne Wagner, Chairman  
Jane Lowell  
Kathleen Schofield  
Ellen Wagner  
Don Colanton

20 Main Street

Meeting Date	May 6, 2014 at 7:00pm
Location	Town Hall
Status	Approved

### 7:02 Meeting Opened

Chairman Wayne Wagner opened the meeting.

### 7:05 Approve Previous Meeting Minutes

Jane moved to approve the meeting minutes for March 19, 2014. Kathy seconded the motion. All approved the motion.

Kathy moved to approve the meeting minutes for April 1, 2014. Ellen seconded the motion. All approved the motion.

Jane moved to approve the meeting minutes for April 22, 2014 with amendment to motion made at meeting. Ellen seconded the motion. All approved the minutes as amended.

Ellen moved to approve the meeting minutes for May 2, 2014. Kathy seconded the motion. All approved the motion.

### 7:15 Olney Cook Update

Kathy gave an update on the Olney Cook Contract. She reported it was sent overnight to town council for review. The firm will sign and return it by overnight delivery if everything is in order.

Kathy is also investigating getting the large landscape stones that were donated to the project on site in the next week or two. She is also looking to reduce the cost of the parking lot edging.

Wayne explained when we sit down with the contractor we can ask for a change order on the bid if we feel the need to change the materials used in the project.

The Historical Commission will choose a date after the contract has been returned to call in AJ Virgilio to finalize the contract.

### 7:30 Joy Fountain Update

Wayne gave an update on the history of the Joy Fountain and its current state to new Historical Commission Member Don Colanton. Kathy checked with the Town Administrator to determine the process to getting the repairs done on the fountain. Due to an equipment failure Alan Tetreault was unable to move the fountain to the highway barn and placed it on the property belonging to David Lowell. (the Ammidon Tavern 4 Main Street) David Lowell would have to issue a letter permitting the fountain to remain on his property for the time being. He should state that he approves of the repairs being done on the property provided the restoration company has appropriate insurance coverage. Kathy will speak to town council to get a clear understanding of what happens when the property is sold with the fountain on site should Mr. Lowell decide to let it remain in place there. Kathy will call Historic Gravestone Services of New Salem, Ma. and see if the estimate still stands for the repair work in light of it being damaged a second time when it was again struck by another vehicle. The current quote was for \$2700 and the money is currently set-aside in a Town account.

### Miscoe Springs Update

The Commission discussed the next steps for the Miscoe Springs Demolition Delay. We are approaching the halfway mark to the 6-month delay. Don Colanton who had done some additional research suggested we seek the advise of realtors to see what kind of market might be out there should the building be rehabilitated for a multi-family dwelling or mixed use option. Concern was expressed about the possibility of being “waited out” until the delay was over and no resolution for adaptive re-use reached. It was suggested that a discussion take place between Mr. Wheeler and the Historic Commission to see if there was any additional progress on the developers end. Wayne remarked that if done properly the structure could be an attractive focal point at the entrance to the Sylvan Springs Development. The Historic Commission would seek assistance from the town boards to aid in allowing the building to be sold off separately if the developer does not have an interest in preserving the structure.

#### ***Action Items*** ⇒

Wayne Wagner to contact developer Bruce Wheeler.

Don Colanton to contact Gary Smith from Mendon Area Real Estate.

Jane Lowell to contact Julie Newman and historic real estate office in Douglas, Ma.

### 8:00 25 Washington Street Demolition Permit

The Historical Commission members voted to approve the demolition permit submitted for 25 Washington Street to include the existing barn, greenhouse, garage, family room and kitchen / bedroom. Jane Lowell made the motion to sign the demolition permit. Ellen Wagner seconded the motion. All voted in favor of the motion. The Historical Commission agreed it would be preferable that Taft / Enos homestead dating back to 1840 was preserved which is the plan for that part of the building.

### 8:10 Cemetery Stone Repairs

Jane recommended we have Historic Gravestone Services take a look at the gravestones in the Old

Cemetery across from George Street to get an estimate on repairs to the broken stones. They can do this when they come out to look at the Joy Fountain.

***Action Items*** ⇒

Kathy will call and arrange to have them come out.

**8:25 Meeting Adjourned**

Jane Lowell made a motion to adjourn the meeting. Ellen Wagner seconded the motion. All voted in favor of the motion.