

## LOCAL HISTORIC DISTRICT STUDY COMMITTEE

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## MEETING MINUTES

19 SEP 12 AM 11:54

Tuesday, August 13, 2019

NORTHBRIDGE TOWN CLERK  
DOREEN A. CEDRONE

## I. MEETING CALLED TO ORDER

Chair Harry Berkowitz called the meeting to order at 6:00 PM with Ken Warchol, Dan O'Neil, Robert Laflamme, and Randi Zanca in attendance. R. Gary Bechtholdt II, Town Planner was also present. Tim Reiter, Member was absent. One (1) vacancy remains.

## II. WELCOME &amp; INTRODUCTIONS

No one from the public was in attendance.

## III. APPROVAL OF MEETING MINUTES

June 25, 2019 & July 23, 2109

*Upon motion duly made (R. Laflamme) and seconded (D. O'Neil) the Committee voted (5-0) to accept the meeting minutes for June 25, 2019.*

*Upon motion duly made (R. Laflamme) and seconded (K. Warchol) the Committee voted (5-0) to accept the meeting minutes for July 23, 2019.*

## IV. PRELIMINARY STUDY REPORT

Status of MHC review, etc.

Mr. Bechtholdt advised the Committee that the Massachusetts Historical Commission is in receipt of the Preliminary Study Report and considers it complete; the report was received on August 02, 2019.

Committee members reviewed comments/suggestions for revision of the preliminary report. All agreed that the report was, overall, well done. Suggestions for change included information about the canal; its date was listed s 1826, should be 1828 according to Ken Warchol. There may also be a scribes error on the Fletcher House (Form H), where the DOB should be 18XX not 19XX.

The LHDSC agreed that the "Justification of Boundaries" should include the following: *The properties selected reflect the growth of a paternalistic mill village from the early beginnings of the American Industrial Revolution, when a largely agricultural community transformed into an industrial mill village planned & developed by the Whitin Family. The 12 properties represent housing, industry, government, civic, religious, educational, recreational, commerce, and community institutions. The properties tell the story of how the early American Industrial Revolution transformed Whitinsville (once part of Uxbridge), into one of New England's leading mill villages between the late 1700s to the mid 1900's.*

The Committee also felt the listing of the twelve (12 properties should be number 1-12 in chorological order and not A, B, C, D, E, F, .... Committee members also noted changes to individual titles and spellings for LHDSC members.

Committee members authorized the Town Planner to process invoicing for payment, noting the Consultant (R. Christopher Noonan) shall provide updates to the Preliminary Study Report.

V. (PROPOSED) LOCAL HISTORIC DISTRICT BYLAW

Town Counsel Review -Status

Warrant Article -Sponsorship

Mr. Berkowitz informed the Committee that the Board of Selectmen opted not to sponsor the article for Town Meeting, suggesting the LHDSC sponsor it.

*Upon motion duly made (K. Warchol) and seconded (R. Laflamme) the LHDSC voted 5-0 TO SPONSOR the Whitinsville -Downtown Crossroads Local Historic District Bylaw for the 2019 Fall Annual Town Meeting.*

Mr. Bechtholdt advised the Committee that the Planning Office would submit the warrant article and would work with Town Counsel on wording and text for the printing of the warrant.

VI. ~~PLANNING BOARD~~ PUBLIC HEARING

Tuesday, October 08, 2019

Mr. Bechtholdt informed the LHDSC that the public hearing for the Local Historic District Bylaw is not with the Planning Board, the Local Historic District Study Committee shall hold its own public hearing in accordance with MGL Chapter 40C, any prior reference to Planning Board was in error.

Committee members confirmed date and time of the public hearing scheduled for Tuesday, October 08, 2019 (7:00 PM -Town Hall). Committee members confirmed their availability to attend hearing date. Committee members agreed the Consultant need not attend the public hearing and may look to have him attend Town Meeting.

VII. 2019 FALL ANNUAL TOWN MEETING

Tuesday, October 22, 2019

In preparation for Town Meeting action, Harry Berkowitz (Chair) and Ken Warchol (Vice Chair) will attend an upcoming Board of Selectmen meeting to review the Bylaw, etc. Mr. Warchol agreed to work with Mr. Bechtholdt in preparing a handout for Town Meeting. Mr. Bechtholdt shared with the Committee an initial draft; Committee members were impressed and felt the handout would be very helpful.

## 84 VIII. CORRESPONDENCE

85 Review

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87 Committee members noted receipt of initial Preliminary Study Report prepared by the Consultant, R.  
88 Christopher Noonan (see discussions above) and acknowledgement from Massachusetts Historical  
89 Commission receipt of report.

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## 91 IX. NEXT STEPS

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93 Committee members to review excerpts from MHC guidebook on -entitled "Public Hearing"; copies of which  
94 were distributed. Next meeting of the LHDSC scheduled for Tuesday, September 10, 2019 (6:00PM -Town  
95 Hall).

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## 97 X. ADJOURN MEETING

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99 *Upon motion duly made (D. O'Neil) and seconded (R. Laflamme) the LHDSC adjourned its meeting of*  
100 *Tuesday, August 13, 2019 at or about 6:50PM.*

101 Respectfully submitted,

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Cc: Town Clerk