

**MINUTES OF THE PROCEEDINGS OF THE
HISTORICAL COMMISSION OF THE CITY OF WORCESTER**

November 17, 2021

CITY HALL*

Commission Members Participating: Devon Kurtz, Chair
Janet Theerman, Clerk
Randolph Bloom (remote)
Erika Helnarski, Alternate (remote)
Tomi Stefani (remote)
Steven Taylor, Alternate (remote)

Commission Members Not Participating: Diane Long, Vice-Chair
Mark Wamback

Staff Members Participating: Michelle Johnstone, Division of Planning & Regulatory Services
Stephen Rolle, Division of Planning & Regulatory Services

ALL COMMISSION TO ORDER – 5:30 PM

APPROVAL OF MINUTES – OCTOBER 28, 2021-HELD

NEW BUSINESS

Building Demolition Delay Waiver

1. 11 (9–15) Pleasant Street – HC-2021-060 (MBL 03-031-00011)

Petitioner: Panadorou Properties, LLC
Year Built: Between 1869 & 1890
Historic Status: MACRIS listed, State Register of Historic Places, National Register District, National Register Multiple Resource Area, FKA the Odd Fellows Hall

Petition Purpose:

- Replace windows

Chris Panagiotioes and Chris Thederou appeared on behalf of the application.

Mr. Panagiotioes stated that they are looking to replace the windows and Ms. Johnstone reviewed the scope of the work proposed and the material that would be used to replace the windows, which will match select windows that are already installed.

The Commission asked if the windows open. Mr. Pangiotioes stated that none of the windows open.

Public Comment

None

Upon a motion made and duly seconded the Commission voted five (5) in favor and zero (0) opposed to close the Public Hearing portion of the meeting.

Upon a motion made and duly seconded the Commission voted five (5) in favor and zero (0) opposed, with Commissioner Helnarski abstaining due to her absence at the beginning of the hearing, that the proposed work, consisting of the installation of replacement windows in accordance with those described in the application, would not be detrimental to the historical or architectural resources of the City of Worcester. Having gained a unanimous vote, the motion passed and the Building Demolition Delay Waiver for the proposed work at 9–15 Pleasant Street was thus approved.

List of Exhibits

Exhibit A. Building Demolition Delay Waiver application, dated and received October 20, 2021.

2. 455 Main Street (City Hall) – HC-2021-061 (MBL 02-024-00001)

Petitioner: City of Worcester
Year Built: 1898
Historic Status: MACRIS listed, State Register of Historic Places, National Register District, National Register Multiple Resource Area, Preservation Restriction

Petition Purpose:

- Replace red slate roof with new red slate
- Associated roof repairs and replacements (skylights, gutters, snow guards, etc.)

Steve Van Dkye from Nault Architects appeared on behalf of the application. Mr. Van Dyke stated that they are looking to replace the entire roof of City Hall and reviewed the scope of the work proposed.

Public Comment

Christina Kilday of the City of Worcester asked Mr. Van Dyke to review how the snow guards would be installed on the roof. Mr. Van Dyke reviewed the mechanism for installation.

Upon a motion made and duly seconded the Commission voted six (6) in favor and zero (0) opposed to close the Public Hearing portion of the meeting.

At the November 17, 2021 meeting, the Commission voted six (6) in favor and zero (0) opposed, on a motion made and duly seconded, that the proposed work, consisting of the replacement of the roof, to match the existing, and related work, would not be detrimental to the historical or architectural resources of the City of Worcester. Having gained a unanimous vote, the motion passed and the Building Demolition Delay Waiver for the proposed work at 455 Main Street was thus approved.

List of Exhibits

Exhibit A. Building Demolition Delay Waiver application, dated October 18, 2021 and received October 21, 2021.

3. 27 Chandler Street – HC-2021-062 (MBL 03-018-00049)

Petitioner: Chandler Owner LLC
Year Built: 1906–1929
Historic Status: MACRIS listed, NRDOE, FKA Hovey Laundry Building

Petition Purpose:

- Demolish building

Upon a motion made and duly seconded the Commission voted five (5) in favor and zero (0) opposed to postpone the application to the December 9, 2021 Historical Commission meeting. Commissioner Helnarski was not present for the vote.

COMMUNICATIONS

- A. Communication from MHC to Michelle Bettigole, Lutheran Housing Corporation – Brockton and Ascentria Care Alliance, Inc., regarding MHC comments and determination of no adverse effect relative to the work proposed to the 1977 addition of the Henry Goulding Mansion, 26 Harvard Street, in compliance with M.G.L. Chapter 9, Sections 26–27C (950 CMR 71.00).
- B. Communication from MHC to Geoffrey M. Dickinson, Worcester Public Library, notifying him of the National Register nomination for the YWCA of Worcester to be considered at the December 8, 2021, MHC quarterly meeting.

OTHER BUSINESS

None

ADJOURNMENT

Upon a motion made and duly seconded the Commission voted 6-0 to adjourn the meeting at 5:59 p.m.