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## STAFF MEMORANDUM

Meeting Date: July 9, 2020  
DATE: June 26, 2020  
TO: Newton Upper Falls Historic District Commission  
FROM: Barbara Kurze, Senior Preservation Planner  
**SUBJECT: Additional Review Information**

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The purpose of this memorandum is to provide the members of the Newton Upper Falls Historic District Commission (Newton Upper Falls HDC) with information about the significance of the properties being reviewed and the application process, which may be useful in the review and decision-making process of the Newton Upper Falls HDC. Additional information may be presented at the meeting that the Newton Upper Falls HDC can take into consideration when discussing a Local Historic District Review application.

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Dear Newton Upper Falls HDC Members,

The following is additional information for the Local Historic District Review applications that you should have received in your meeting packet.

### Applications

#### ***12 Shawmut Park – Certificate of Appropriateness***

**HISTORIC SIGNIFICANCE:** The Colonial Revival house was built in 1909. The granite block foundation suggests that the house may have been built on the foundation of an earlier structure.

**APPLICATION PROCESS:** The owners plan to keep the existing chain link sections which run along the rear and left side property lines. They want to install four-foot-high open cedar fencing along the open areas to close off the back of the lot for their pet. They will also install a cedar gate.

They are presenting two fence design options, and the option of fence posts with and without post caps.

**MATERIALS PROVIDED:**

Photographs  
Fence plan

Survey plan  
Product information

***3-5 Summer Street – Certificate of Appropriateness***

**HISTORIC SIGNIFICANCE:** The Colonial Revival house was built in 1949 for the Methodist Church as a single-family house. The builder was Kenteth E. Stata of Needham Heights. The building replaced a two-family house owned by the Methodist Episcopal Church that was rented out. The 1951 Newton City Directory listed Stata as a carpenter living at 18 Ohio Avenue in Upper Falls with his wife Lillian F. Stata.

**APPLICATION PROCESS:** The owners want to install two AC condensers on the left side of the house toward the front.

Staff recommended that the owners determine if the condensers could be in a less visible location and if screening with plantings was an option.

**MATERIALS PROVIDED:**

Site plan  
Photographs  
Product information

***947-949 Chestnut Street – Certificate of Appropriateness***

**HISTORIC SIGNIFICANCE:** The 1888 Colonial Revival was first owned by Joseph and Mary Temperley who had emigrated from England between 1871 and 1880. The 1880 U.S. Federal Census lists Joseph and Mary living in Needham with six children; Joseph's occupation is listed as painter. After the 1890s, the house was leased to local laborers and tradesmen. Joseph Temperley, Jr. built 69 Rockland Place in 1894 and John Temperley built 943 Chestnut Street in 1899.

**APPLICATION PROCESS:** The owners want to repave the two asphalt driveways and walkways. They also want to expand the width of the driveway between 947-949 and 959 Chestnut Street by paving the two-foot by 30-foot dirt and gravel strip. They will not pave up to the stone wall but will leave a strip of dirt between the new paving and the stone wall.

They also want to repair the rock edge between the driveway and 943 Chestnut Street. The owners would like recommendations from the Commission on both projects.

**MATERIALS PROVIDED:**

Assessors database map  
MHC Form B  
Photographs  
Plan sketches  
Condominium owner authorizations

***300 Elliot Street – Certificate of Appropriateness***

**HISTORIC SIGNIFICANCE:** The original house was built circa 1840 and owned by Charles Winslow. Charles Winslow may have been related to Samuel Winslow who lived at 23 High Street in the mid-1800s. A later owner was David L. Jewell who was an agent at the Newton Mills on the corner of Elliot and Chestnut Streets. In 1882, the house was remodeled in the Stick Style for Richard T. Sullivan. Sullivan owned wool extract mills in Lower Falls and owned the land between Oak Street and the house lot, and a large lot behind the property.

**APPLICATION PROCESS:** The applicant wants to make repairs to the front and rear porch columns, and to replace the rear porch railing system. This is a significant property in the district and the porches and railing systems have deteriorated significantly. Much of the rear railing has been removed. The Commission should make recommendations on appropriate repairs and replacements.

**MATERIALS PROVIDED:**

Assessors database map

MHC Form B

Sketch

Photographs

**Administrative discussion:**

Minutes: The draft May minutes were emailed to Commission members.

Commission elections: The Commission must vote for Chair, Vice Chair and Secretary. Jeff Riklin is currently the Chair and Laurie Malcom is the Vice Chair.