

SALISBURY HISTORIC DISTRICT COMMISSION

REGULAR MEETING

MARCH 4, 2025 – 9:00AM (HYBRID)

1. Call to Order. Present: Carol Mason, Heide Hoeller and Howard Sobel. Absent: M.C. Taylor and Arek Feredjian (Alternate).
2. Approval of Agenda. C. Mason added a new Item to the Agenda, COA #2025-002. A **Motion to Approve the Agenda, as Amended**, was made by H. Hoeller, seconded by H. Sobel and unanimously **Approved**.
3. **Approval of Minutes of February 4, 2025. So Moved** by H. Hoeller, seconded by H. Sobel and unanimously **Approved**.
4. **Approval of Minutes of February 18, 2025. So Moved** by H. Hoeller, seconded by H. Sobel and unanimously **Approved**.
5. Transfer List – January 2025. One historic property was moved into a trust.

New Business

6. COA #2025-002 / 9 Sharon Road LLC (Riaz) / 9A Sharon Road / Removal of old chimney. Repair and patch with shingles. DOR: 2-27-2025
The Applicant, Teepoo Riaz, described the proposed work. They intend to remove the chimney and the old heating system it is attached to inside. There will be no replacement; they will shingle over the roof space. H. Hoeller asked if it is necessary to remove it or if it could be kept non-working; Mr. Riaz answered it must be removed as it interferes with the space inside. C. Mason and H. Sobel agreed the chimney had no historic value. H. Hoeller asked about the history of the building; Mr. Riaz that it is an old building, but the chimney is modern. A **Motion to Accept COA #2025-002** was made by H. Hoeller, seconded by C. Mason, **With All in Favor**. The Public Hearing will be held on April 1, 2025 at 9:00AM. The Legal Notice will appear in the Lakeville Journal.
7. Update re: Mat Kiefer – map. C. Mason reported that the map is done. Mr. Kiefer wants the full Commission to know what he has done and what has changed; all of the Commission needs to understand. C. Mason will meet with Mr. Kiefer first, then a full meeting will be arranged.
8. Discussion with Abby Conroy and Miles Todaro
There was a lengthy discussion about the process used by the Land Use office. A. Conroy went over the Land Use Approval Checklist, a 9-point list that is roughly the sequence used to obtain

building permits. There are alerts in the system now that flag HDC properties. H. Sobel mentioned that he is updating the SHD guidebook and suggested that this sequence should be referenced, with a link provided. A. Conroy explained that the on-line application goes step-by-step; not every step is applicable to everyone. The on-line system, called OpenGov, is still in progress; some items like generators and HVAC systems are still a problem. The Land Use office can use email addresses that have been provided for an email blast through Constant Contact; they may try to get more realtors involved, also. H. Sobel pointed out that not all contractors get all of the necessary permits. A. Conroy noted that homeowners are not automatically on the permit provided by contractors, but sometimes Land Use adds on an owner as a guest to get in touch with them and make them aware of things. A. Conroy mentioned that COAs may be added to addresses, at some point, because the scope of the work can change; if something is added later that doesn't match the permit, they can refer to the COA. The Commission will look at the wording on the COA, regarding any changes that take place later. A. Conroy pointed out that the Historic District relies on others for enforcement, because of the way the HD statute is written; enforcement is easier through building than through zoning. A Citation Ordinance may happen, at some point. The OpenGov system does keep track of dates, via the activity log; for HDC to Date of Receipt (DOR) will be when the COA application is filed on-line and that is when the 65 days will start. Regarding FOIA rules, A. Conroy noted that there is no requirement to allow people to speak during a meeting, they may observe. An Applicant may speak at a meeting; the public may speak at a Public Hearing or during a Public Comment time, if provided.

9. Other Business – None

10. Public Comment – None

11. **Adjournment. So Moved** by H. Hoeller, seconded by H. Sobel and unanimously **Approved**.