

**FRANKLIN HERITAGE COMMISSION
REGULAR MEETING AND PUBLIC HEARING
CITY COUNCIL CHAMBERS- CITY HALL
Wednesday, December 9th, 2013 at 7:00 p.m.**

MINUTES

Call to Order: The meeting was called to order at 6:00 p.m.

□ **Salute to the Flag**

□ **Roll Call**

Present: Councilor Glen Feener, Michael Mullavey, Bob Lucas, Jeff Whitney and Planning and Zoning Assistant, Angela Carey.

Absent: Bob Morin, Mary Boswell and Elizabeth Colburn.

Public: George Dzujna.

Chair Feener indicated that Bob Morin and Mary Boswell have asked to be removed from the board due to time constraints. Councilor Feener stated the four members who are at the meeting are currently the four members on the board. He stated this evening they will go through the Procedures and Policies of the Committee. Once the board is established then the Commission would only meet as needed.

□ **Approval of Minutes: November 18th, 2013 Heritage Commission Meeting**

MOTION: Mr. Lucas moved and Member Mullavey seconded to approve the minutes of the November 18th, 2013 Heritage Commission regular meeting as submitted. All were in favor and the motion passed.

New Business

Councilor Feener stated the commission was set up in 2005. Member Whitney asked about the area covered by the commission and Angela Carey then gave the board members a copy of the Commission map. Councilor Feener stated the commission comes into play when the exterior of the building or the footprint are being changed or a new building is being built. He stated there is a color scheme and if an owner wanted to change the color of their building and stayed within the approved colors they would not need approval from the commission. Angela Carey then circulated a copy of the Historic Colors of America approved Colors for Franklin for review by the board and indicated they are available on line.

Councilor Feener stated interior or uses get their approval from the Planning and Zoning Office. He stated if emergency repairs are needed, approval for work would be done through the Planning and Zoning Office and then they would come to the commission prior to making the final repairs. It was stated signage would come to the commission if they do not meet the requirements and color scheme.

Angela Carey stated for example that if and when Cumberland Farms rebuilds their building on the Ciao Pasta and Lucky Lenny lot they would have to come to the commission for approvals. The Commission asked if Angela Carey would check with Richard Lewis about whether the existing

building could be utilized for retail after. Upon checking with Richard on the following day, he indicated that they could as the building was grandfathered; however, he would assume that Cumberland Farms would remove the pumps and the building upon completion of the new store.

The Commission then went through the Rules of Procedure. Councilor Feener stated that as the regulations state, the Secretary would read the application prior to the commission hearing the application during the meeting. The secretary is Bob Lucas.

As an amendment to the Rules of Procedure it was indicated the location of the meetings needs to be changed from the Library to City Hall Council Chambers.

MOTION: Member Lucas moved and Member Whitney seconded to change the meeting location to City Hall. It was indicated after a brief discussion that the start time of the meeting would remain at 6:00. All were in favor and the motion passed.

Councilor Feener stated the commission can make their own changes to the Rules of Procedure.

Member Whitney stated that he had read about the placement of funds and asked if the commission has any funds currently and what they would be used for. Councilor Feener stated the funds would be utilized to pay for someone such as Angie (city staff) to be at the meeting. Angela Carey stated that on other boards the funds are used to pay for mailings, public notices, land use books and regulations and seminars or training. Councilor Feener stated that he would check on this and this may need to be incorporated next year during the budgeting cycle.

Mr. George Dzujna asked if, regarding signage, the board would be proactive. He stated he is looking into getting a grant to put blade signs up on the buildings downtown. Councilor Feener stated that the commission could not do anything about the existing signage and only proposed signage as the existing signage would be grandfathered.

Mr. George Dzujna stated that the Towle insurance agency is moving to the old bank and is looking at changing the façade to look like the 1940's. It was indicated that he would need to come before the commission before the changes are made.

There was a question about the store down by the high school that went out of business and whether the commission could get the signs removed from those buildings. Council Feener stated this would be something for Code Enforcement and Zoning to look into. He added that Franklin use to look nice in the 60's and improvements are needed. Member Lucas stated changes won't happen overnight. Councilor Feener indicated that he would like to have Todd Workman come in and do his presentation on downtown for the commission. Angela Carey stated that Richard Lewis is looking into having Todd Workman and Jim Aberg come into the Planning Board meeting to do their presentations for the Master Plan update and that maybe this could be done as a joint meeting of the boards and commissions.

Member Lucas stated that Todd Workman is interested in imploring permaculture and building on the recreation scheme. Mr. Dzujna indicated that the plan by Workman is very large, but if anyone wants to review it the City Manager has a copy of it. He stated the changes were geared for the Mill District and plans for the area. Member Whitney asked for some insight into Todd Workman. Angela Carey stated that Mr. Workman purchased the Pessa property on Lake Shore Drive, being 100's of acres, and has put some of the land into a Conservation Easement to preserve the land.

Member Mullavey stated Mr. Workman's work on Lake Shore Drive is as important as his work downtown. He is looking at putting in a trail on the land, swapping land with the bird land and creating a mountain bike trail. Mr. Dzujna asked if it would connect with the Veteran's land and Member Mullavey stated they would like to connect all the trails, including the rail trail and snowmobile trail and all other trails.

Old Business: None.

Other Business

Chair Feener stated the next meeting is January 12th and the board will need to have this meeting to elect the new officers. Member Whitney corrected that the meeting, being the 2nd Monday in January would be the 13th. Chair Feener asked Angela Carey to check with Richard Lewis on getting the commission some Educational material for that meeting on the committee.

The next meeting of the board will be on January 13th, 2014 at 6:00 p.m. in Council Chambers. This meeting will be utilized to determine the Chair, Vice Chair and Secretary for 2014.

Public Comment: None.

Adjournment

MOTION: Member Mullavey moved and Member Lucas seconded to adjourn the December 9th, 2013 meeting of the Heritage Commission, at 6:40 p.m. All were in favor and the motion passed.

Respectfully submitted,

Angela M. Carey
Planning and Zoning Assistant