

## LYME HERITAGE COMMISSION

September 27, 2016 7:00 p.m.  
Lyme Historians Office  
15 Main St., Lyme NH

PRESENT: Ray Clark, chair; Tim Cook, Jane Eakin, Laurie Wadsworth; Patty Jenks, select person; Steve Rich, alternate

ABSENT: Adair Mulligan, vice chair; Pat Erwin-Ploog, alternate

After a short “guided tour” of the Historians’ new space, the meeting was called to order at 7:06 by Chair Clark.

1. **Approval of Minutes:** With a few spelling corrections, the Draft Minutes from the August 23 meeting were approved as amended.

### **2. Photo documentation of Endangered or Critical Properties - our “Top Ten” Nominations**

Due to a miscommunication, we were unable to photograph the interior of the Mudge farmhouse and barns at \_\_\_\_\_ River Road. The Greenleafs have given permission to have their home’s (Hamilton House at the head of the Common) interior photographed. **Laurie** will work on a schedule with these two property owners and some Commissioners as soon as possible.

There ensued a debate about how much of the interiors should be “documented” with photographs: all four walls of each room vs. only the significant or historic features. Some feel that the all-4-walls photos will be valuable to future homeowners and the Commission for future reference; others feel that the time and work required to record each photo might become too cumbersome to be workable. Perhaps after we have done a few houses, we will have better insight into a good solution.

Concern was raised about the recent sale of the former Hewes Schoolhouse at 77 Dartmouth College Hwy. **Ray** will call the new owner to see if we can photograph its interior soon.

### **3. Chesley Schoolhouse**

Ray reports that the subdivision has been approved, so after the Planning Board signs **{what do they sign?}** and it gets recoded in the Grafton County Registry of Deeds, the Lyme Historians will receive the deed of gift’ probably in October. It was noted that the Historians are a registered non-profit.

### **4. Fencing at Little Common - progress report**

Tim reported that one of the eleven posts is in, and that hopefully they can finish them this weekend. The work could not have been done without the labor of Richard Vidal, who also loaned his truck and tractor, and supplied the stones used for fill. Also to be commended for their volunteer labor are Greg Bogdanich and Richard Drew.

As suggested, for now the posts & fence will not extend all the way to the tree, in order to protect its roots. If this does not deter people from parking or driving through, the rest of the fence could be installed. In the meantime, the Greenleafs will store the extra posts in their carriage barn.

## **5. Demolition ordinance - revise for Planning Board**

Ray had previously sent a summary of a Demolition Review Ordinance from the *Preservation Planning Handbook for NH* for all Commissioners to review. It names 3 criteria that are typically required in these ordinances: "...the structure be at least 50 years old; be visible from a public right-of-way; and be at least 250 square feet." (p. 9) He had also sent a draft of a proposed ordinance for Lyme.

Tim did talk with Beverly Thomas at the New Hampshire Preservation Alliance, who confirmed that fifty years is the standard for determining a historic structure. Commissioners decided that the other two criteria may not be necessary for Lyme. For instance, there are small structures that are significant, such as schoolhouses, vaults, shops, etc. After much discussion about the best way to convince both the Planning Board and the citizens to adopt a new Demolition Ordinance, we decided to offer a compromise using c. 1945 as the cut off instead of "50 years old" (which would be everything built before 1966). In other words, the ordinance would apply only to structures built before World War II. **Laurie** agreed to go through the inventory list to determine which properties qualify before **Oct. 27**, when we should meet with the Planning Board at one of their scheduled meetings.

**Ray** agreed to rewrite the draft, both shortening it and incorporating this new proposal, and send it to Commissioners for review. **Patty** will check on the due dates in order to get the proposal as a Warrant article for Town Meeting. [Note: on 9-28-16 Ray sent a rewrite. Patty reported : I have inquired about the warrant article and façade easement—both need to be coordinated with Dave Robbins. Deadline for petition warrant article is December 14, 2016. Dina suggests the Commission meet w/ Planning/Zoning (whoever DR says) to discuss before getting petition signatures.]

## **6. East Thetford Bridge - Tim**

Steve took the photos that Jay Barrett requested and gave the chip from his camera to Patty. **Patty** will determine which ones might be useful and send them to Jay.

## **7. Facade easements - are we ready, willing?**

This topic inspired a lot of discussion by Commissioners about the pros and cons of the Heritage Commission holding an easement. Some of the concerns raised were how to enforce a violation, and the costs, potentially to the Town. Benefits are to preserve the facades of historic character of Lyme for the benefit of future generations. Discussion will continue at a later meeting.

There being no other business, the meeting was adjourned at 8:55.

Respectfully submitted,  
Laurie Wadsworth, secretary

**Next meeting - Tuesday, October 25, 2016.**

*also – possible meeting with Planning Board: Thursday, October 27*