

PLANNING BOARD MINUTES

February 22, 2022

PRESENT: Margaret Olson (Chair), Lynn DeLisi (Vice-Chair) Stephen Gladstone, Robert Domnitz, Gary Taylor

STAFF: Paula Vaughn-MacKenzie

7:00 PM **Historic District Commission presentation and request for Planning Board endorsement on two warrant articles for Town Meeting.** Chair Andrew Glass presenting. Vote expected.

1. Addition of Property to the Historic District:

ARTICLE __ [26 Old Winter Street]

To see if the Town will vote to add a property to the existing Town of Lincoln Historic District under Section 1.1 of Article XXV (Historic District) of the Town of Lincoln General By-Laws, the location and boundary of which proposed addition are shown on plans to be filed with the Lincoln Town Clerk and the Massachusetts Historical Commission and to be recorded with the Middlesex South Registry of Deeds; or take any other action relative thereto.

2. Formation of Twin Pond Lane Historic District with Two Properties:

ARTICLE __ [Twin Pond Lane Historic District; 7 and 10 Twin Pond Lane]

To see if the Town will vote to form a Twin Pond Lane Historic District, with two properties, under Article XXV (Historic District) of the Town of Lincoln General By-laws, the location and boundaries of which proposed additions are shown on plans to be filed with the Lincoln Town Clerk and the Massachusetts Historical Commission and to be recorded with the Middlesex South Registry of Deeds, or take any other action relative thereto.

Mr. Glass said that the Historic District Commission has held the required public hearings for these warrant articles. He gave a presentation on the warrant articles.

The meeting video with the full presentation can be found on the Town Website here:

<https://lincolntv.viebit.com/player.php?hash=dMh8fvBS68Zu>

BD asked if the Town has discussed adding signs when entering the Historic District.

Mr. Glass said that the Lincoln Center Historic District does have signs for when you are entering the district. The HDC has discussed putting them in different area and have spoken with FOMA about holding a design competition to help enhance the modern homes with signs. Rather than signs on the street, to have a plaque to be mounted on houses signifying their place in the district.

MO said that is a good idea, but Roadside Traffic Committee would like homogeneity for signage designs. If there is a design contest, they may want to discuss with Ken Basset.

PVM will forward the wayfinding signs to Mr. Glass to use as a template.

LD moved to endorse the two Historic Commission Warrant Articles. MO seconded. Roll Call: SG aye, GT aye, LD aye, BD aye, MO aye.

GT asked if there have been discussions on what will happen with the Old Town Hall.

Mr. Glass said that it would be useful to bring together stakeholders and neighbors to have a discussion on plans for the building.

BD asked if the Post Office has been vacated.

GT said they have renewed the lease for one year, but it is unlikely to be renewed in the future because revenue generation is an issue for that location.

Business

Liaison Reports

BPAC

MO said that BPAC has a schedule for their master plan to be drafted by mid-March. It will be brought to boards, committees, stakeholders, and residents over the summer. It will be presented at the State of the Town and will be brought up for a vote at Town Meeting 2023. The 2A project is also on BPACs radar. MO requested the new Minute Man NHP superintendent meet with BPAC so they can explain their perspective.

BRSBC

BD reported that MassDOT stated in the Section 106 meeting that there will not be a Phase 2 to the resurfacing plans for 2A. Those who were against crosswalks at this time have argued that they would be included in Phase 2, so that such amenities would not have to be included now. Shortly after the meeting, the Park superintendent said that they would have to rethink their position. Richard Canale has been proposing a position from the BRSBC that still incorrectly references a Phase 2 for many of the proposed amenities and traffic calming measures.

GT asked if the meetings are recorded.

PVM said that MassDOT's meeting was not recorded. She added that Richard Canale, and representatives from all of the towns on the Byway have been involved in the discussions for three years and there has never been a proposed Phase 2.

MO said that MassDOT can only work within the existing pavement. The Phase 2 idea came about because there were things that some of the Towns wanted, so they got compiled into things to be considered later if at all.

BD said that the idea of Phase 2 has been, for some members of the BRSBC, a reason to not put in crosswalks at this time. These amenities would allow people to walk across 2A where they are already, just making it safer. State Highway Department is also mandated to consider pedestrians. The 100% plans have crosswalks and traffic calming included.

PVM said that the crosswalk locations have been discussed at length and are backed up by heat maps showing that people are already crossing in these areas, and it is dangerous. Lincoln has wanted these amenities for a long time.

MO said that meeting with the new superintendent could inform her of the history and the research that has been done.

PVM said that she will work with the Housing Commission to provide a response letter in support of the Town's position.

GT said that we need allies in our position of the need for including amenities.

PVM said that the Town of Lexington has come out in support. The crosswalks are only in Lincoln and our residents are using the corridor the most. We also have the bicycle community saying this is a bicycling corridor. We can reach out to legislators and try to put on political pressure.

BD said that our strongest advocate is MassDOT since they are the decision maker. He added that National Park's own guidebook states that there should be these amenities in place. This should be brought up to the new superintendent.

PVM said that comments have been that they must build paths to connect to the proposed crosswalks, but they are already in place in many spots. The Minuteman Crosswalk was also at the request of the park.

BD said that during the summer there are hundreds of people per day trying to cross 2A from Mill Street.

PVM added that the road has fundamentally changed since the 50s and 60s with many more cars on the road. Repaving without adding traffic calming measures will just lead to even faster speeds.

GT said that we will continue to see heavier traffic as other places along Rte. 95/128 get developed. If we do not do anything to slow traffic, it will continue to be a bigger issue.

SG moved to approve the January 31, 2022 Joint SLPAC & Planning Board minutes and the February 8, 2022 Planning Board Minutes. MO seconded. Roll Call: SG aye, GT aye, LD aye, BD aye, MO aye.

MO moved to adjourn. LD seconded. Roll Call: SG aye, GT aye, LD aye, BD aye, MO aye.

Approved on March 8, 2022.