

**TOWN of TRURO**  
**Truro Historical Commission**  
**Truro Historical Commission (THC) Meeting Minutes**

**Meeting Location:** Via Zoom  
**Date and Time:** Tuesday, October 1, 2024 - 5:00 pm

**Members Present:** Matthew Kiefer, Chair  
Chuck Steinman, Vice Chair  
Jim Summers, Secretary  
David Kirchner, Member  
Richard Larkin, Member  
Amy Rolnick, Member

**Absent:** Bart Mitchell, Member

**Attending:** Barbara Carboni, Town Planner & Land Use Counsel  
Jared Cabral – Director, Department of Public Works  
Jason Silva, 146 Shore Road Applicant



Chairman Kiefer opened the meeting, and introductions were made for Commission members along with other attendees.

**Approval of Minutes** – A motion to approve the meeting minutes for August 15, 2024, was made by David Kirchner. The motion was seconded by Member Larkin and all attending members (excluding Member Summers), through a roll call vote, voted in favor

**Public Hearing – Buildings located on the Walsh property for proposed demolition:**

Chairman Kiefer explained that the purpose of the hearing was to find if the cottages located on the Walsh property should be preferably preserved per the Historical Commission's demolition delay by-law. The cottages are all estimated to have been built in 1900 - 1940 and are therefore over 75 years old and required under the by-law to come before the Commission to determine if they should be preserved.

**Walsh property demolition request** - Jared Cabral presented the plan to demolish the cottages at #3, #5, #6, #7, #7A, #7B, and #10 Walsh Way along with adjacent support structures. Truro purchased the land and buildings in 2018 and subsequently contracted with the BSC Group for a structural assessment, which resulted in recommendations for demolition. Weston & Sampson was contracted to get estimates to remodel the cottages along with including a septic system to support the cottages. Cottages 13 & 10 were determined to be in the best shape to remodel. Cottage 13 was subsequently moved to 25 South Highland Road. The Town is recommending demolition for the remaining cottages since the land under and around them has previously been disturbed and is most appropriate for the new housing as recommended by the Walsh Property Community Planning Committee and their consultants. relocation of the remaining cottages was determined not viable by the DPW based not only on the excessive expense (based on the costs incurred in moving and remodeling number 13) but also on the extensive coordination with Department of Transportation and utility companies and the Town building department. In response to a question about offering the remaining cottages to the public, the Town would also be required to develop a bidding process for solicitation to potential parties interesting in acquiring any of the cottages.

The Town plans to use the Walsh property for housing needs, accommodating up to 160 units in phases, with the first phase being no more than 80 units. The makeup of housing units is undefined at this date.

A question was raised whether any of the cottages could have been Sears kit houses, but no evidence has emerged to support that possibility.

Vice Chair Steinman made a motion to make a finding that cottages at #3, #5, #6, #7, #7A, #7B, and #10 along with the associated out-buildings on Walsh Way are not preferably preserved such that a demolition delay would not be imposed. Member Kirchner seconded the motion, and all the attending commission members voted to approve through a roll call vote.

The motion to close the public meeting was made by Member Kirchner and seconded by Member Larkin and all attending commission members voted to approve through a roll call vote.

**146 Shore Road** - Jason Silva, the previous 146 Shore Road applicant, presented an update on the project, including revisions recommended by the Commission at its July 18, 2024 public hearing. The front stairway was widened, column locations and dimensions were revised and an entry facing Rt. 6A was also added. A motion was made that the conditions of the Commission were met by Vice Chair Steinman and seconded by Member Rolnick and all the attending Commission members voted to approve through a roll call vote,

**432 Shore Road** - Chair Kiefer presented an update on the 432 Shore Road demolition. which the Commission previously approved subject to design subcommittee review. Chair Kiefer reported that the material for shingles and the screening of the raised structure area with a skirt board and the planting of beach grass has been approved by the subcommittee.

**Truro Meetinghouse grant application** – The Meetinghouse Community Preservation Act application was presented by Vice Chair Steinman. The application will request shingling and painting areas of the Meetinghouse where the shingles and trim board have deteriorated to the extent that they require replacement. Bids have been requested from two contractors and Vice Chair Steinman will be the project manager. This project will be under the historic preservation category for capital improvements.

Chair Kiefer made a motion to provide a letter of support from the Commission and Member Rolnick seconded, pending that shingle and trim replacement is confirmed to be a capital budget project eligible for CPA funding. Vice Chair Steinman recused himself since he will be the applicant and Member Summers recused himself being the Co-Chair of the Truro CPC. All other attending members voted to approve through a roll call vote.

**The Wampanoag memorial FY'23 CPC grant** – Update was provided by Vice Chair Steinman. Helen McNeil Ashton representing the Truro Historical Society (THS), and Vice Chair Steinman have been working with Linda Coombs from the Wampanoag tribe to identify appropriate sites for the memorials. In addition to the Pamet Park, Truro Center and the Corn Hill monument sites, the Truro Conservation Trust has requested that a memorial be located at the High Head trails located off Rt. 6 and Rt. 6A. Residents of Pond Village would also like to have a memorial located near the Village Pond. A concept for the Pamet Park, Truro Center site was suggested by Linda Coombs based on a Wampanoag design for a large etched black granite plinth depicting a Wampanoag village that was proposed for Provincetown but was not implemented.

A Memorandum of Agreement has been drafted by Vice Chair Steinman to contract with the THS and the Wampanoag Policy Team which includes the Wampanoag designers. A subcommittee was formed comprised of Members Kirchner and Summers to review the draft agreement and report their findings to Chair Kiefer and Vice Chair Steinman. A motion was made by Member Rolnick and seconded by Member Kirchner to authorize Vice Chair Steinman to sign the Memorandum of Agreement once reviewed and approved by Members Kirchner and Summers the motion was approved through a roll call vote.

There being no further business, Member Larkin made a motion to adjourn the meeting, and Member Rolnick seconded the motion and all attending members through a roll call vote, voted in favor.

Respectfully submitted by Jim Summers, Secretary

