

Historic Preservation Board

April 7, 2011

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The Historic Board was called to order by Chairperson Robbi Correa.

The following members were present: Lynda Little Crabill, Elizabeth van Rensberg, Mark Miles, Gilbert Evans Jr. and Larry Beaton. The following member was absent: Robert Goodwin.

Staff present: Planning Director, Thad Crowe and Recording Secretary, Deena McCamey.

Ms. Correa welcomed Mr. Evans to the Historic Board.

Ms. Correa introduced Thad Crowe as the new Planning Director for the City of Palatka.

Mr. Crowe thanked Ms. Correa and introduced himself to the Board Members.

Mr. Crowe read to "Appeal any Decision".

Motion made by Elizabeth van Rensberg to approve the February 2, 2011 minutes. Seconded made by Lynda Little Crabill. All those present voted affirmative, motion passed.

OLD BUSINESS - none

NEW BUSINESS

Case HB 11-07 **Address:** 311 Kirkland St.
 Applicant: Clements, Willis + Laura A

Request: For a Certificate of Appropriateness to construct a three foot picket fence made of wooden material.

(Public Hearing)

Mr. Crowe gave a brief power point presentation explaining the request, including photographs of the property in question. He described the different types of picket fencing used in the city historic and present times. He recommended approving either of the two styles of wooden fences the applicant is requesting.

(Regular Meeting)

Willis Clements, 572 County Road 315 Interlachen, was present for questions.

Ms. Crabill asked if he would agree to painting the fence white.

Mr. Willis said that would be fine with him.

Mr. Beaton asked if there will be any gates.

Mr. Clements said there will be gates located on both existing driveways and they will be made from the fencing material and have hinges.

Mr. Beaton asked if he had any intention of putting anything inside this fence.

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Mr. Clements said no, he does not. He said people are using his property to walk dogs, dump cat litter, break beer bottles and homeless people are sleeping there. This request is just for security purposes.

Mr. Miles said he drove by the property the fence would be fine, he did not object to it. He did find the sign on his property objectionable to the neighborhood due to its large size and unattractive appearance and recommended having a professional sign constructed.

Mr. Clements said he had no problem changing the sign.

Mr. Miles asked if a condition for the approval for the COA to add fencing could include reducing the size of the sign and have it professionally done.

Mr. Willis asked what he meant as professional.

Mr. Miles said meaning the lettering style; he recommended a "for sale by owner" sign or something of that nature and add his phone number to it.

Ms. Correa reminded Mr. Miles that the signage could not be a condition for approving his fence. The signage would be a separate case. She believed the sign was an issue and agreed it did need to be addressed.

Mr. Miles was concerned that a picket fence would require having more maintenance and time to keep it a neat appearance.

Mr. Willis said there are neighboring properties that have weeds head high and wanted to know how tall it would need to be before he had to mow it.

Mr. Miles asked staff to check into that.

Ms. McCamey noted that the Code limited grass and weed height to 18 inches. Mr. Crowe said since the city has limited resources it operates on a complaint driven basis, meaning if it is called in we will look into it, we do not ride around looking for code violations.

Ms. van Rensberg said her personal preference of fencing would be the French Gothic look and it is available at the Home Depot® in Saint Augustine.

Motion- made by Mr. Beaton to approve staff recommendation. Seconded made by Mr. Evans. All those present voted affirmative. Motion passed.

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Case HB 11-08 **Address:** 509 N 4th St.
Applicant: Ronald L. Vreen

Request: For a Certificate of Appropriateness to reroof house with silver/gray metal roofing material.

(Public Hearing)

Mr. Crowe gave a brief power point presentation explaining the request was for a reroof using the Galvalume® material. The house is located in the North Historic District; he said there are a lot of metal roofs in the district and recommended approval.

(Regular Meeting)

Ronald Vreen, 509 N 4th St. was present to answer questions.

Ms. Crabill asked what the previous roofing material was, had it ever had a metal roof.

Mr. Vreen said he researched to see if it may have had a metal roof at one time, but all he found was the construction year of 1929. He thought a metal roof may not have been used because of the higher cost during the depression.

Mr. Miles asked if he plans to add rain gutters along the eaves after the roof is installed.

Mr. Vreen said only in the future and at certain areas because the run off of rain from the roof tends to make big puddles

Mr. Miles said the slope and pitch of the roof would get heavy volume of rain in certain areas. He asked what color the gutters will be when installed.

Mr. Vreen asked if he would need to apply for a COA for the gutters.

Mr. Miles asked Mr. Crowe if someone chose to install rain gutters would that involve the Building & Zoning Department.

Mr. Crowe said that he believed in this case it would need to come back before this Board because this would be considered new construction and not repair.

Ms. Correa said it would be a change.

Ms. Crabill asked if the Board approves it with gutters now, would he need to come back.

Mr. Crowe said yes.

Mr. Miles said the homeowner would have to choose the color for the gutters.

Mr. Vreen said they would match the color of the roof.

Ms. van Rensberg told the Board funding for this roof is coming from the TIF/HIP program. She said they originally talked about re-shingling the house but the homeowners said although it was

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more and pushed them into the matching funds category, they still wanted to go for the metal roof making it more permanent.

Ms. Correa agreed although by looking at the style of home she questioned if it could have been originally metal. Most arts & craft style homes are shingle.

Ms. Crabill asked if the Board could make an exception for this case.

Ms. Correa said the Board has made many exceptions in the past regarding material.

Ms. van Rensberg also said that most of the houses neighboring the Vreen's have metal roofs.

Ms. Correa reminded the Board they are not to base their approval on what the neighboring houses have or look like when considering roofing material changes, it is based on the home itself.

Mr. Miles said it is unusual to find the fascia and drip edge the same color as the walls, typically there would be contrasting colors like the trim and windows. The house walls and the fascia in this case have the same color and that is unusual.

Ms. Correa commented that was a good point to bring up, but the Board is not looking at any color choices now.

Mr. Miles said the reason he was bringing up the color issue was because if the Board was going to discuss gutters the colors of the gutters would affect the fascia color and those colors would become an accent color. If the home owner chooses to go with the Galvalume® gutter color it would change the appearance of the house.

Ms. van Rensberg said the metal roof drip edge would change with the construction process. It would change to between the yellow of the base and the silver/gray of the drip edge.

Mr. Miles said typically the fascia would be a contrasting color which would help with the definition.

Ms. Correa said the homeowner could do that at any time, as long as the color choices were approved by the Building Department.

Motion- made by Mr. Evans to approve the application. Seconded made by Ms. Crabill.

Ms. McCamey advised the Chair, that if the Board was also including the gutters and the gutter colors they needed to include them in their motion.

Ms. Correa reminded the Board they needed to make a specific motion.

Mr. Evans asked if the Board wanted to include the gutters in the motion.

Motion Amended- made by Mr. Evans to approve the application and include the gutter requirement if the homeowner chooses to do that so he would not have to come back before this Board. Seconded made by Ms. Crabill.

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Discussion- Mr. Miles asked since the gutters being used would be Galvalume® would the down spouts be painted to match the color of the walls.

Mr. Vreen said it would be appropriate to keep it the down spouts the same color as the house.

Mr. Miles said he would accept that.

Motion continued- all members present voted affirmative. Motion passed.

Case HB 11-12 **Address:** 520 Oak St.
 Applicant: Lavinia Moody

Request: For a Certificate of Appropriateness for signage and to enclose and underskirt back porch.

(Public Hearing)

Mr. Crowe explained the request is mostly for signage since Staff made the determination that the Board had already approved the under skirting for the house previously and the applicant could continue with the same material for the back porch if she wished. He also advised the Board the applicant may want to come to them about some additional work to the back porch. He then gave a brief power point presentation showing a photograph of the applicant's house where he inserted copies of the signage at the approximate locations. The ground sign will be approximately 36" x 25" with the additional address sign hung below it and the wall sign will be less than 16" x 20" placed to the left of the door. Both signs have hunter green type base color with gold leaf color lettering. He explained that both signs will be small enough they will not take away from the historic surroundings. Both signs will be made of wooden material which will be in keeping with the Secretary of Interior Standards. He then recommended approval of the ground and wall sign as presented.

(Regular Meeting) Sign

Lavinia Moody, 520 oak St., showed the Board the actual sign that will be hung on the house so they can see the color.

Ms. Crabill commented that since this is also a commercial area she did not have a problem with the signs.

Ms. Correa questioned if her fence will be painted or has it already been painted.

Ms. Moody said it has never been painted.

Ms. Correa asked if it is untreated wood, stained or does it still need to be painted.

Ms. Moody said it is the original fence that was there when she purchased the house.

Ms. Correa said it would need to be painted at some point.

Ms. van Rensberg commented it would be nice painted white.

Ms. Moody agreed.

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Mr. Beaton asked if there will be a light on the sign.

Ms. Moody said there will be ground lighting on both sides of the signs.

Motion- made by Ms. Crabill to approve the sign. Seconded made by Mr. Gilbert.

Question- Mr. Miles asked staff since there is one application and one Certificate is it alright to segregate the signage from the skirting and back porch request.

Mr. Crowe said the skirting will go away; this Certificate will focus on signage.

Mr. Miles asked to segregate this particular motion and approval officially is alright even though there might be a second motion that will address the rear porch.

Mr. Crowe said he believed the Board could do multiple motions as part of the COA.

Motion continued- all members present voted affirmative. Motion passed.

(Regular Meeting) Back Porch

Ms. Crabill asked if there will be windows on the back porch.

Ms. Moody said the same windows that the Board approved for the front of her house will be used. She is asking to enclose her back porch because there is no privacy due to other commercial buildings & Churches.

Mr. Miles said the addition to the packet for this case that staff handed out prior to the meeting addresses a new size of the back porch, the original porch shows to be 4' X 6' and the proposed is 5' X 6". The existing roof already projects beyond the plane of the main house wall, will the new porch also project or will it be flush with the wall.

Ms. Moody said she wouldn't want it to project past the house. Currently the back porch does not measure the same on all sides.

Mr. Crowe explained to the Board that staff received the information for the back porch after the packets were handed out.

Ms. Correa said that enclosing the back porch is a major change to the structure and noted that by enclosing this it will change the original appearance of the structure.

Mr. Crowe said since it is located in the rear, not visible from the public street and considered a secondary element of the building, he had no problem with the changes.

Motion- made by Mr. Miles to approve staff recommendation. Seconded made by Mr. Beaton. All members present voted affirmative. Motion passed.

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OTHER BUSINESS:

Ms. van Rensberg told the Board at the last meeting they approved the request for Robert & Annie Svetlik, 511 N 3rd St. asking to replace their driveway, front walk & front steps with pavers. The funding for this is part of the TIF/HIP program where the Board chose to leave the final approval up to Ms. Banks. Since then she has retired and is no longer with the city. Mr. Crowe suggested bringing them to the meeting.

Ms. van Rensberg showed samples of the pavers the homeowner had picked, which will be a combination of two Red Flash (dark red color) and one Colonial (lighter red color) giving it a herringbone effect.

Motion-made by Ms. Correa to except the paver selection colors which were presented. Seconded made by Mr. Miles.

Question- Mr. Miles asked if they will be brick shape like she presented, rather than an octagonal or similar shape.

Ms. van Rensberg said the bricks that were presented have a rounder corner than the actual pavers that will be used which will have a square corner.

Rescind Motion- Ms. Correa rescinded her motion, explaining she cannot make motions while acting as chair. She then asked if someone else on the Board would make a motion.

Motion- made by Mr. Miles to approve the bricks as presented. Seconded made by Mr. Beaton. All members present voted affirmative. Motion passed.

OTHER BUSINESS: (Public Comment)

Pam Garris, 603 Emmett St., said during the November meeting the Board heard the case concerning 810 Carr St. she asked what the status was for the funding of repairs.

Ms. Correa advised Ms. Garris the applicant is still waiting on the Main Street Board. She explained the TIF/HIP district is now at an end and the Main Street Board is awaiting their budget approval. Once the budget is approved the program will then need to go to the CRA. She explained all the program's funding have been put on a standstill by the Main Street Board at this time. The Main Street will meet this month and hopefully they will vote to moving that funding into the CRA if approved the CRA would hear that in June.

Ms. Garris said a metal shed has recently appeared at that residence and turned in a code complaint to Code Enforcement and has not heard had any feedback.

Ms. Correa said that would be a Code Enforcement issue not the Historic Board to determine.

Ms. McCamey told the Chair, that a COA would be required for a metal shed in the Historic District.

Ms. Garris asked since they did not apply for a COA would they be in violation for putting one up.

Mr. Crowe asked for her contact information and told her he would look into this and let her know what the status was.

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Ms. Garris also said the homeowner also put up a custom plastic sign with their address on it which also does not meet the historical code.

Ms. Correa told Ms. Garris that if the funding comes through, Mr. Heard was told by the Board to bring the house back to what it looked like on the Florida Master Site File photo.

OTHER BUSINESS: (Public Comment)

Mr. Miles said a couple months ago Ms. Banks handed out a Matrix Chart System showing what Staff and Board members could use for approving certain items. He asked what the status is for using that chart.

Ms. Correa asked to readdress this next Board meeting since Mr. Evans would need a copy for the other members can review the chart and be refreshed for a discussion.

Mr. Miles also questioned why it is impossible to make a condition on an approval.

Mr. Crowe said the motion has to be related to the request.

OTHER BUSINESS: (Public Comment)

Mr. Beaton asked if the Board received comments from neighboring property owners of a request and were those comments be put into their packets for review?

Ms. McCamey said when any were received they were included in the packets or were read to them out loud depending on when staff received them.

Mr. Beaton complimented Mr. Crowe for the detail and amount of information that was handed out it was very helpful and he wanted to thank staff for a good job.

Mr. Miles said the power point presentation helped with the public also.

Ms. van Rensberg said she appreciated the packets were hand delivered.

Ms. Crabill asked if the Florida Master Site File will still be included in their packets like in the past.

Mr. Crowe said he put this month's packets together in a hurry, but he will include them in the future.

Ms. McCamey told the Board staff had the Florida Master Site File on hand in if they wanted to see them.

Mr. Crowe told the Board the agenda will be available on the city's web site if they want to view it, along with the staff reports in the future.

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OTHER BUSINESS: (Public Comment)

Lucy Visnaw, 819 Laurel St. asked what was to outcome of looking into the 622 River St. approval where Mr. Beaton questioned the under siding of the home. She said the renovations that were done were not in keeping with that period of house.

Ms. Correa said that was brought back up at a previous meeting. The original request was applied some time ago where members approved those recommendations. That Board never questioned the enclosure of the underside of the house. Therefore after the fact this Board could not make the homeowner change what had already been approved.

Ms. McCamey reminded the Board the homeowner was advised there were to be some sort of aesthetics added to the blocks so the lines would not be noticed even shrubbery would be fine.

Ms. Correa said she would talk to the homeowner about the shrubbery and that might solve the issue.

Ms. McCamey advised Ms. Vinsaw that the Board approved what was presented.

Mr. Beaton said he was on the Board at the time the COA was approved. That Board was presented with a full set of blue prints and a huge amount of detail; they were overwhelmed by the dramatic changes to that home. He said the Board was more appalled with what they wanted to do to the structure itself, they were more focused on the fact that the changes would make a total change to the structure. He commented that it is disappointing to see a house with that much of historical significance looks like that.

OTHER BUSINESS: (Public Comment)

Pam Garris, 603 Emmett St., told the Board there are sidewalks getting damaged from construction workers that have not been repaired. She asked whose responsibility is it to them.

Ms. Correa said that has nothing to do with this Board she recommended she see the Building & Zoning Department.

Adjourn-

Motion made by Mr. Miles to adjourn. Seconded made by Mr. Beaton. All members present voted affirmative. Motion passed.

Meeting Adjourned: 5:00pm