

City of Gainesville

*City Hall
200 East University Avenue
Gainesville, Florida 32601*



Meeting Agenda

February 5, 2019

5:30 PM

City Commission Auditorium

Historic Preservation Board

*Jay Reeves - Chair
Scott Daniels - Vice Chair
Bill Warinner - Member
Michelle Hazen - Member
Danielle Masse - Member
Eric Neiberger - Member
Jordan Brown - Member
Kyra N. Lucas - Member
Jason Diven - Member
Eric W. Barkhurst - Member
Jason Simmons - Staff Liaison*

CALL TO ORDER**ROLL CALL**[180706.](#)

Historic Preservation Board Attendance Roster: August 7, 2018 through January 2, 2019 (B)

Explanation: Historic Preservation Board attendance roster for Board Members to review.

[180706 HPB 6-month Attendance 2018 20190205.pdf](#)

ADOPTION OF THE AGENDA

ANNOUNCEMENT: Section 30-3.5 of the Land Development Code establishes the Historic Preservation Board including its composition and duties and authority. The Historic Preservation Board procedures are set forth in Sec. 30-4.28G of the Land Development Code. Appeals of Historic Preservation Board decisions are to the City Commission and must be filed within 14 days from the date the decision by the Historic Preservation Board is reduced to writing and served by certified or registered mail. The appeal procedure is specified in Sec. 30-4.28G. of the Land Development Code.

APPROVAL OF MINUTES - JANAUARY 2, 2019[180705.](#)

Draft minutes of the January 2, 2019 Historic Preservation Board meeting (B)

RECOMMENDATION

Staff is requesting that the Historic Preservation Board review the draft minutes from the January 2, 2019 meeting and vote to approve the minute.

Staff to the Historic Preservation Board - Review and approve the draft minute.

[180705 HPB 190102 Minutes draft 20190205.pdf](#)

REQUEST TO ADDRESS THE BOARD

OLD BUSINESS: N/A

NEW BUSINESS:

[180707.](#)**Construct a New Single-Family Dwelling with Request to Modify the Rear Setback (B)**

Petition HP-19-2. Andrew Coffey, Eastwood Holdings I, LLC.
Certificate of Appropriateness for new construction of a single-family house and an application for modification of the rear building setback line. Located at 631 NW 3rd Street. This building will be a non-contributing structure to the Pleasant Street Historic District.

Explanation: The property is located on property on the southeast corner of NW 3rd Street and NW 7th Avenue at 631 NW 3rd Street. The property is zoned RC. The parcel (14385-000-000) is located in the Pleasant Street Historic District and is approximately 0.20 acres in size. The southern half of the tax parcel (Parcel "B"), currently has a single-family dwelling unit under construction, which received a Certificate of Appropriateness (COA) in August 2018 as Petition HP-18-00068. The proposed single-family dwelling will be built on Parcel "A" of the tax parcel, and will be a non-contributing structure to the Pleasant Street Historic District.

The project involves the construction of a new single-family residence. The house will be 3 bedrooms and 3 ½ bathrooms, with approximately 2,026 square feet of conditioned space, a 376 square foot front porch, and approximately 266 square feet for a breezeway / optional carport. It will be a 1 ½ -story structure that will be facing NW 3rd Street. The house will feature 2/2 and a couple of 2/1 double-hung vinyl windows, the Silver Line by Andersen V3 series. The exterior doors will be Therma-Tru Fiber-Classic and Smooth-Star fiberglass doors. The house will have a block stem wall foundation and the porch will be built on a masonry pier and beam foundation. The proposed siding for the house includes Hardie lap siding with Hardie trim. The applicants want the option of placing either wood shingle or Hardie shingle siding on the dormers. The roof will be composed of architectural shingles.

RECOMMENDATION

Staff to the Historic Preservation Board - Approve Petition HP-19-2 with the following conditions:

- 1. Windows shall utilize the Simulate Divided Light grilles for the chosen 2x2 and 2x1 grille pattern.*
- 2. Provide information sheets for the proposed roof shingles.*
- 3. The HPB concurrently approve the Application for Administrative Modification reducing the rear (east) yard setback from 20 feet to 5 feet.*
- 4. Notify staff of any changes during construction.*

[180707_Staff Report w Exhibits 1-3_20190205.pdf](#)

Staff Approved Certificates of Appropriateness:

Petition HP-19-00001. 405 NE 5th Avenue. Reroof a multi-family dwelling and remove a chimney on the addition. This building is contributing to the Northeast Residential Historic District. Sadie Simonovich, owner. Whitton Roofing, agent

Petition HP-19-00003. 635 NE 10th Place. Finish exterior walls on front and east side to match existing and replace plastic sheeting, install windows and add exterior arbor. This building is contributing to the Northeast Residential Historic District. Gordon & Soraya Clemans, owners.

Petition HP-19-00004. 921 NE 6th Street. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Gwendolyn Bush, owner. Clayton L. Crosier, Crosier & Son Roofing, agent

Petition HP-19-00005. 215 NE 3rd Street. Partial reroof of a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Anna Kirkpatrick, owner. Robert Tracey, Bobby's Roofing, agent.

Petition HP-19-00006. 505 NE 10th Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Drew Eville, owner. Shane Smalley, Atlantic Roofing & Exteriors, agent.

Petition HP-19-00007. 8305 NE 3rd Avenue. Reroof a multiple-family dwelling. This building is contributing to the Northeast Residential Historic District. Southeast Mission Inc. Trustee, owner. Shane Smalley, Atlantic Roofing & Exteriors, agent.

Petition HP-19-00008. 416 NE 3rd Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Daniel & Grace Casale, owner. Tyler Turner, TMT Roofing LLC, agent

Petition HP-19-00009. 845 NE 5th Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Jennifer Rice Bridge, owner. Emily Wheeler, Perry Roofing Contractors, agent.

Petition HP-19-00010. 115 NW 7th Terrace. Install white wooden lattice to enclose area underneath the house. This building is contributing to the University Heights Historic District - North. John & Bonnie Kraft, owners.

Petition HP-19-00011. 300 NE 10th Avenue. Install a 10x10 shed in backyard of contributing structure. The shed building will be non- contributing to the Northeast Residential Historic District. Camille Pauly, owner. Jason Earl, Permit-it, LLC, agent.

Petition HP-19-00012. 408 West University Avenue, Unit 8-C. Window replacement at a multiple family unit within the Seagle Building. This building is listed on the National and Local Register of Historic Places. Gregory Webster, owner. Ivan Solbach, Ivan Solbach Company, agent.

INFORMATION ITEMS:[180718.](#)**Review of Gainesville Certified Local Government Evaluation (B)****Information Item A. Information concerning the Gainesville Certified Local Government Evaluation.**

Explanation: The City of Gainesville Certified Local Government program was recently evaluated by the Florida Division of Historical Resources, who indicate that our Certified Local Government is in good standing.

RECOMMENDATION

Staff recommends that the Historic Preservation Board review the information.

[180718_Gainesville Certified Local Government evaluation_20190205.pdf](#)

B. Andrew Coffey to bring in information concerning plans for the property at 506 NW 3rd Street[180726.](#)**Authorize the Chair to Write Letter to City Commission about Landmark Designation Process (B)****Information Item C. Historic Preservation Board. Authorize the Chair to write a letter to the City Commission with recommendations and suggested changes to the landmark designation process.**

Explanation: Discuss and authorize the Chair to write a letter to the City Commission with recommendations concerning the landmark designation process. The issues and subsequent demolition of the St. Michael's Episcopal Church sanctuary building sparked a discussion by the board with staff about ways the current landmark designation process can be improved to provide a clearer process that does not unintentionally hasten the demolition of potential landmark structures in the future.

RECOMMENDATION

Staff recommends authorizing the Chair to write a letter to the City Commission with recommendations concerning the landmark designation process.

[180726_HPBLetterCC_20190205.pdf](#)

BOARD MEMBER COMMENTS**NEXT MEETING DATE - MARCH 5, 2019****ADJOURNMENT**

For further information, please call 334-5022.

If any person decides to appeal a decision of this body with respect to any matter considered at the above-referenced meeting or hearing, he/she will need a record of the proceedings, and for such purposes it may be necessary to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Persons with disabilities who require assistance to participate in the meeting are requested to notify the Equal Opportunity Department at 334-5051 (TDD 334-2069) at least 48 hours prior to the meeting date.