



Department of Doing
Planning Division
PO Box 490, Station 11
Gainesville, FL 32602-0490

306 N.E. 6th Avenue
P: (352) 334-5022
P: (352) 334-5023
F: (352) 334-2648

HISTORIC PRESERVATION BOARD MINUTES

January 2, 2018 5:30 PM
City Hall Auditorium
200 E. University Ave

<u>Members Present</u>	<u>Members Absent</u>	<u>Staff Present</u>
Jay Reeves, Jr.(Chair)		Jason Simmons
Scott Daniels (Vice Chair)		Cleary Larkin
Bill Warinner		
	Michelle Hazen	
Danielle Masse		
Jordan Brown		
Eric Neiberger		
Jordan Brown		
Kyra Lucas		

I. Roll Call

II. Approval of Agenda *(Note: order of business subject to change)*

Motion By: Bill Warinner	Seconded By: Eric Neiberger
Moved To: Approve	Upon Vote: 6-0

III. **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.

BOARD MEMBERS

Chair: Jay Reeves Vice Chair: Scott Daniels
Michelle Hazen, Bill Warinner, Scott Daniels, Danielle Masse, Eric Neiberger, Jordan Brown, Kyra Lucas,
David Enriquez (Student Appointee)
Staff Liaison: Jason Simmons

IV. Approval of Minutes: Dec 6, 2017

Motion By: Bill Warinner	Seconded By: Eric Neiberger
Moved To: Approve	Upon Vote: 6-0

V. Requests to Address the Board

VI. Old Business:

- OB1. **Petition HP-17-51** Edie and Gerlach James, owners, Jay Reeves agent. Application for Certificate of Appropriateness, Ad Valorem Tax Exemption (Part 1) and Zoning Modification. Located at 716 SW 4th Ave. The work includes a master bedroom suite addition, a front porch, relocation of windows and doors, replacement of existing windows, a new carport and connector, a new chimney, a new courtyard wall and fencing. The zoning modification request is for 4'-0" at the side yard setback. The property is contributing to the Southeast Residential Historic District.

The request is for this item to be continued.

Motion By: Bill Warinner	Seconded By: Eric Neiberger
Moved To: Approve	Upon Vote: 6-0 with Jay Reeves recusing himself.

VII. New Business:

1. **Petition HP-17-70** Ken Wetherington, agent for James McCauley. After-The-Fact Certificate of Appropriateness for a reroof from shingle to metal and repair of fire damage of a multiple-family structure including interior repairs, replacement of damaged siding, replacement of hand rails on all porches, and the installation of new windows and entry doors. Located at 1009, 1011 and -1013 NW 3rd Avenue. This building is contributing to the University Heights Historic District – North.

Jason Simmons, Planner, gave the staff presentation. Ken Wetherington, agent for the owner and the contractor for the project, answered questions from the board.

Motion By: Scott Daniels	Seconded By: Eric Neiberger
Moved To: Approve	Upon Vote: 7-0

2. **Petition HP-17-71**

Peter McNiece, owner. Howard McLean, agent. Application for Certificate of Appropriateness for exterior alterations to house, including front porch enclosure, side entry modification, rear entry and two new windows. Located at 520 SW 10th Street. The building is contributing to the University Heights Historic District – South.

Cleary Larkin, Planner, gave the staff presentation. Howard McLean, agent, gave a presentation and answered questions from the board.

Motion By: Bill Warinner	Seconded By: Jordan Brown
Moved To: Approve with staff conditions including the windows that are to be installed at this time or windows to be altered at this time.	Upon Vote: 7-0

Staff Approved Certificates of Appropriateness:

1. **Petition HP-17-68.** 431 NE 9th Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Stewart and Stewart Jr. Trustees, owners. Mike Bennett, Mac Johnson Roofing Inc., agent.

VIII. Information Item:

Information Item A. National Register Nomination: Carlos and Marjorie Proctor Log House and Cottage. Located at 2250 NW 8th Avenue. Arnall Downs and David Ostroff, owners.

Jason Simmons, Planner, gave the staff presentation. Murry D. Laurie, agent for the owner and Arnall Downs, owner, spoke to the matter and answered questions from the board.

Motion By: Kyra Lucas	Seconded By: Jordan Brown
Moved To: Support the nomination of this property to the National Register of Historic Places.	Upon Vote: 7-0

Information Item B. Request to waive a 90-day demolition delay on a structure located at 105 NW 20th Drive.

Scott Bartos, owner, gave a presentation concerning the reasons they are asking for a waiver of the remaining days on the 90-day delay.

Motion By: Scott Daniels	Seconded By: Eric Neiberger
Moved To: Approve	Upon Vote: 7-0

IX. Board Member Comments

Chairman Reeves asked about any inquiries to demolish the house in Pleasant Street at 303 NW 4th Street after a fire on December 26, 2017. Scott Daniels informed the board that Trimark Properties has pulled out of the effort to renovate the old First Baptist Church building at 425 West University Avenue. He stated that saving the building from demolition was too expensive without help from the city, county, state, or some other entity. There was discussion about placing the building on the local register of historic places.

X. 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.

Chair, Historic Preservation Board

Jay Reeves, Jr.

Date

Staff Liaison, Historic Preservation Board

Date