

# City of Gainesville

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



## **Minutes**

**April 3, 2018**

**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  
David Enriquez - Student Appointee*

**CALL TO ORDER**

**ROLL CALL**

[170943.](#)

**Historic Preservation Board Attendance Roster: September 5, 2017 through March 6, 2018 (B)**

**Attachments:** [170493\\_HP B 6-month Attendance 2017-2018\\_20180403.pdf](#)

**APPROVAL OF THE AGENDA (Note: order of business subject to change)**

Motion By: Bill Warinner      Seconded By: Scott Daniels

Moved To: Approve

Upon Vote: 6-0

**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 - March 20, 2018**

Motion By: Bill Warinner      Seconded By: Scott Daniels

Moved To: Approve

Upon Vote: 8-0

[170942.](#)

**Draft minutes of the March 20, 2018 Historic Preservation Board meeting (B)**

**Attachments:** [170942\\_HP B 180320 Minutes draft\\_20180403.pdf](#)

**RECOMMENDATION**

*Staff is requesting that the Historic Preservation Board review the draft minutes from the March 20, 2018 meeting and vote to approve the minutes.*

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

## REQUEST TO ADDRESS THE BOARD

Sharon Bauer of Northeast Neighbors, talked about their efforts to save the art deco style facade from the old WGGG radio station building located on Waldo Road. She indicated that the building had architectural and historic character and they had talked with the developers in trying to convince them to incorporate the art deco facade into the proposed development. She asked for any help that the board or the individual members could provide.

### OLD BUSINESS: N/A

### NEW BUSINESS:

[170946.](#)

#### Review of Revised Parking Garage Elevations in Historic District (B)

**Petition HP-13-81. eda engineers-surveyors-planners, inc., agent for Richard Birdoff, owner. New construction in the University Heights Historic District - North. Located at 1226 NW 3rd Avenue and 1227 NW 4th Avenue.**

The applicants are proposing revisions to the approved parking structure on two lots in the University Heights Historic District - North. The proposal includes:

- Reduced size and scale of the structure to reduce the visual impact of the structure;
- Scale of architectural feature reduced to reflect the residential nature;
- Material pallet has been revised to better reflect the surround materials and character;
- Vines grown up the building and buffering landscaping added to further shield and soften the visual impact of the building.

**Attachments:** [170946\\_Staff report w Exhibits 1-4\\_20180403.pdf](#)

#### **RECOMMENDATION**

*Staff to the Historic Preservation Board - Approve Petition HP-13-81 with staff recommendations.*

*· Staff recommends that the applicants provide the dimensions for the existing and the proposed elevations to ensure that the maximum height shown is no more than 36 feet.*

*· Staff recommends that the applicant identify the mesh grill detail material.*

**Jason Simmons, Planner, gave the staff presentation. Sergio Reyes, eda engineers-surveyors-planners, inc., made a presentation.**

Motion By: Eric Neiberger      Seconded By:

Moved To: Approve      Upon Vote:

Motion By: Michelle Hazen      Seconded By: Bill Warinner

Moved To: Approve with recommended staff conditions and an additional condition that the east side of the parking garage will provide ten feet of screening on the lower level with brick and precast to ensure the structures to the east are not affected by the garage.

Upon Vote: 7-1

[170941.](#)

**Re-Roof the Bailey House with a Metal Roof (B)**

**Petition HP-16-51. Kehua Hu, owner. Renewal of a previously approved petition to re-roof the Bailey House with a metal roof. Located at 1121 NW 6th Street. This building is individually listed on the Local and National Register of Historic Places.**

**Attachments:**      [170941\\_Staff Report w Exhibits 1-5\\_20180403.pdf](#)

**RECOMMENDATION**

*Staff to the Historic Preservation Board - Approve Petition HP-16-51 with the condition that the roof shall be a standing seam metal roof and that the finish is a light to medium light gray color.*

Jason Simmons, Planner, gave the staff presentation. Kehua Hu, owner, presented for consideration a stone-coated metal roofing product that could be used as an option and answered questions from the board. The board did not consider the stone-coated metal roofing to be appropriate for historically significant structures.

Motion By: Bill Warinner      Seconded By: Kyra Lucas

Moved To: Approve with staff recommendations for a standing seam metal roof with a finish to be a light to medium light gray color or the option to use architectural grade shingles.

Upon Vote: 8-0

[170948.](#)

**Southeast Residential Historic District. Certificate of Appropriateness for Installation of New Metal Roofing (B)**

**Petition HP-18-28. JEH Associates, owner. Crosier & Sons Roofing, Inc., applicant. Replace existing modified roofing material with metal roofing. Located at 26 SE 9th Street. This building is contributing to the Southeast Residential Historic District.**

**Attachments:**     [170948\\_Staff Report w Exhibits 1-3\\_20180403.pdf](#)

**RECOMMENDATION**

*Staff recommends approval of the application with the condition that the roof be standing seam or 5V Crimp and that the finish be Galvalume or a light to medium gray paint finish.*

Cleary Larkin, Planner, gave the staff presentation.

Motion By: Bill Warinner     Seconded By: Scott Daniels

Moved To: Approve with staff recommendations, with the idea that this petition is an example of the type of simpler architecture that staff should find appropriate to approve 5-V Crimp for future similar reroof to metal applications.

Upon Vote: 8-0

**Staff Approved Certificates of Appropriateness:**

**Petition HP-18-16. 205 NE 10th Avenue. Install a custom-built wood fence in the front and side yard of a single-family dwelling. This building is contributing to the Northeast Residential Historic District. James Bush and Bambi Arnold-Bush, owners.**

**Petition HP-18-18. 1120 NE 9th Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Paula Ebling, owner. Shane Smalley, Atlantic Roofing, agent.**

**Petition HP-18-19. 420 NE 5th Terrace. Replace existing windows on a non-contributing addition with new wood clad windows with vinyl covering on an existing single-family dwelling. The original building is contributing to the Northeast Residential Historic District, the addition is non-contributing to the district. Bernard & Mary Whiting, owners. Michael Lewis Custom Carpentry, Inc., agent.**

**Petition HP-18-26. 326 SW 12th Street. Reroof a single-family dwelling. This building is contributing to the University Heights Historic District - South. James Griffin, owner. Melvin L. Holt, Holt Professional, Inc., agent.**

**Petition HP-18-29. 1026 NE 3rd Street. Replace a garage door in the rear and existing aluminum windows in the back and on a rear side with wood clad windows with aluminum covering on a single-family dwelling. This building is contributing to the Northeast Residential Historic District. David Menet and Amanda Bliss, owners.**

**Petition HP-18-31. 1121 NW 6th Street. Re-roof the Bailey House with a shingle roof and replace the handicap accessibility ramp. This building is individually listed on the Local and National Register of Historic Places. Serene Way, LLC, owner.**

**Petition HP-18-32. 1045 NE 4th Street. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Margaret S. Posey, owner. Clayton Crosier, Crosier & Son Roofing, Inc., agent.**

**Petition HP-18-33. 555 NE 7th Avenue. Reroof a single-family dwelling. This building is contributing to the Northeast Residential Historic District. Constance Bell, owner. W. Keith Perry, Perry Roofing Contractors, agent.**

**INFORMATION ITEM:**

**A. Renewal of annual Florida Trust membership**

**Motion By: Bill Warinner      Seconded By: Kyra Lucas**

**Moved To: Approve      Upon Vote: 8-0**

**BOARD MEMBER COMMENTS**

**NEXT MEETING DATE - MAY 1, 2018**

**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.**