

# City of Gainesville

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



## **Minutes - Final**

**June 7, 2022**

**5:30 PM**

**City Hall Auditorium, 200 East University Avenue**

## **Historic Preservation Board**

*Jay Reeves - Chair  
Bill Warinner - Member  
Michelle Hazen - Member  
Elizabeth Hauck - Member  
Michael Hill - Member  
Nathaniel Courtney - Member  
Philip Haight - Member  
Rachel Iannelli - Member  
Azza Kamal - Member  
Bridgette Murphy - Student Seat  
Kathleen Kauffman - Staff Liaison*

*If you have a disability and need an accommodation in order to participate in this meeting, please contact the Office of Equity and Inclusion at (352) 334-5051 at least two business days in advance. TTY (Text Telephone Telecommunication Device) users please call 711 (Florida Relay Service). For Speech to Speech (STS) relay, please call 1-877-955-5334. For STS Spanish to Spanish relay, please call 1-877-955-8773. For STS Spanish to English relay, please call 1-844-463-9710.*

## CALL TO ORDER

The meeting was called to order by Chair Reeves at 5:32 p.m.

## ROLL CALL

Members Present: Nathaniel Courtney, Phil Haight, Michelle Hazen, Michael Hill, Rachel Iannelli, Dr. Azza Kamal, Bridgette Murphy (student), Jay Reeves (Chair), Bill Warinner (Vice-chair)

Staff Present: Kathleen Kauffman

## APPROVAL OF MINUTES

[211321.](#)

### Draft Minutes of the May 2022 Historic Preservation Board Meeting (B)

RECOMMENDATION

*Staff is requesting that the Historic Preservation Board review the draft minutes from the May 2022 meeting and vote to approve the minutes.*

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

Motion to approve

Motion By Bill Warinner

Seconded By: Michael Hill

Motion passes following a 8-0 vote

## PUBLIC COMMENT

Robert Pearce – Spoke about his predicament with his homeowner's insurance company and how they are threatening to drop his insurance if he doesn't replace his roof right away because of its age, and he doesn't want another shingle roof because they are only going to provide 15 years coverage for that.

James Whitton – Is a roofing contractor here for another application, but wanted to speak to this issue as well. Indicated there are new laws being passed to determine how long insurance companies can cover shingle roofs.

## PUBLIC HEARING:

### A. Swearing in of the Public

### B. Requests for Deferral

### C. Continued Items

**D. New Items**[211319.](#)**Petition COA22-000037****RECOMMENDATION**

*Staff recommends approval with the following conditions:  
Condition 1: Further evidence must be provided that the interior fireplace is no longer existing or in working condition.*

**Motion to approve.**

**Motion By: Bill Warinner**

**Seconded By: Michael Hill**

**Motion passes following a 8-0 vote**

[211320.](#)**Petition COA22-000050****RECOMMENDATION**

*Staff recommends approval with the following conditions:  
Condition 1: The exterior clapboard siding to be used on the doors shall be milled to match the existing historic wood profile as closely as possible.*

**Motion to approve.**

**Motion By: Bill Warinner**

**Seconded By: Nathaniel Courtney**

**Motion passes following a 8-0 vote**

**BOARD BUSINESS: A. Board “Items of Interest” were provided by email**

**B. National Register of Historic Places nomination for the Federal Building, United States Post Office, and Courthouse – nominated by General Services Administration (GSA)**

**C. Juneteenth Celebration Activities**

**National Register of Historic Places nomination for the Federal Building, United States Post Office, and Courthouse – nominated by General Services Administration (GSA)**

**Juneteenth Celebration Activities**

**MEMBER COMMENT**

Board members were concerned that the consultant for the City working on the affordable housing issue are recommending that historic buildings/buildings in historic districts should be allowed to be carved up into three units. The City’s historic districts have experienced this before, when the Northeast neighborhood was really run down in the 1970s and 1980s, before the revitalization happened, and this is exactly what happened back then. Beautiful historic homes were chopped up into several apartments with little regard for original finishes, features, significant architectural elements. The Board does not want to see this happen again. Additionally, our historic districts are already having issues with Air BnB houses that become “party” houses. This will no doubt exacerbate that problem. And with the potential for triple residents on one lot, where are all these cars going to park? Some of these historic districts have very narrow streets.

Several Board Members attended, and spoke at, the Plan Board meeting where the application was considered to build two buildings (5 stories and 12 stories) along the border of the University Heights (South) Historic District. They were concerned that the Plan Board kept referring to the 100' buffer area around the historic districts as an "imaginary blue line." There is nothing imaginary about it. That is an actual buffer provided for by actual code, and it ought to be respected and paid attention to. If this project is going to be given an exemption from having to comply with the existing story and height limitations, this will set a terrible precedent for not just this, but all of our historic districts.

**NEXT MEETING DATE: Tuesday, July 5, 2022**

## **ADJOURNMENT**

Chair Reeves adjourned the meeting at 6:25.