

HISTORIC DISTRICT COMMISSION

February 26, 2025, at 6:00 P.M.

2nd Floor City Hall, Council Chambers

Agenda

- I. Call to Order:**
- II. Roll Call:** Six sitting commissioners, four needed for quorum. One vacant commissioner seat.

Steven Ansuini, David Hammontree, Maurice Imhoff, Scott Slagor, Jacob Stressman, Thaddaus Williams

Council Member Liaison: Christy May Davis

Staff: Sven Harrison
- III. Selection of Officers for 2025**
- IV. Approval of Agenda**
- V. Public Comment**
- VI. Approval of June 24, 2024, October 29, 2024, and November 18 2024 Meeting Minutes**
- VII. Consideration of Applications**
- VIII. New Business**
 - A.** *HDC event the City Center/Masonic Temple*
 - B.** *Withington & Cooley Industrial Historic District - Withington Manufacturing Structure Future Demolition*
 - C.** *Possible creation of Downtown Historic District*
- IX. Study Items (Unfinished Business)**
 - A.** Membership Applications:
 - B.** MHPN training for full commission. Slagor will check with contacts for training.
 - C.** Professional Development Updates
 - D.** Ordinance Revisions on section 13.9.d.
- X. Action Items:**
- XI. Commissioner Comments**
- XII. Staff Comment:** None.

XIII. Reminder: Next Regular Meeting is scheduled for Monday, March 26 at 6pm.

HISTORIC DISTRICT COMMISSION

18 November 2024, at 6:00 P.M.

Minutes

I. Call to Order:

The meeting of the Historic District Commission met in regular session in the 2nd Floor Council Chambers and was called to order by Vice Chair Imhoff at 6:01 pm.

II. Roll Call: Six sitting commissioners, four needed for quorum. One vacant commissioner seat.

Present: Maurice Imhoff (Vice Chair), Steven Ansuini, David Hammontree (Secretary, minutes),
Scott Slagor

Staff: Sven Harrison

Absent: Thaddaus Williams (Chair), Jacob Stressman

III. Approval of Agenda

A. Motion by Hammontree, Motion passes unanimously.

B. Motion to approve with additions – Slagor, Second Ansuini. Motion passes unanimously.

IV. Public Comment

A. None

V. Approval of June 24, 2024 and October 29, 2024 Meeting Minutes

A. Approval moved to next meeting.

VI. Consideration of Applications

A. 411 West Franklin Back lot demolition request.

Photos submitted via email. Application to be submitted with minutes.

Applicant / Public Comments

Applicant was not present to provide any additional details.

Recommendation by Harrison:

Funds to fix this seem improbable. A demo is for the best interest of the property owners.

Commissioner Comments/Discussion

Demo by neglect scenario. More information would have been helpful as to the history of the property.

No overall objections to the demolition. Mixed feelings overall about the lack of historical information.

Vice Chair Imhoff asks that the Commission issue a Notice to Proceed for this application. The work is not appropriate; however the following conditions prevail (see A & C below) and the proposed application will materially correct the condition.

A: The resource constitutes a hazard to the safety of the public or the structure's occupants

C: Retaining the resource will cause undue financial hardship to the owner when a governmental action, an act of God, or other events beyond the owner's control created the hardship, and all feasible alternatives to eliminate the financial hardship, which may include offering the resource for sale at its fair market value or moving the resource to a vacant site within the historic district, have been attempted and exhausted by the owner.

Motion made by Commissioner Imhoff. Support by Hammontree.

Motion to proceed with demolition Passes: 3-1. *Hammontree- yes; Imhoff- yes; Slagor- no; Ansuini - yes.*

VII. New Business

- A.** Dates for next year. Meetings for the final Wed each month or final Mondays as a backup.
 - i. Motion to approved by Slagor, support by Ansuini. Motion passes unanimously.

VIII. Study Items (Unfinished Business)

- A.** Membership Applications: Discussion about reaching up to applicants
 - i. One open seat available.
- B.** MHPN training for full commission. Slagor will check with contacts for training.
 - i. Slagor will ask CLG coordinator or the MHPN, etc. to do a camp training. Considering a Spring event and the City Center/Masonic Temple.
 - ii. Training and Binders: copies of Imhoff's materials requested.
- C.** Professional Development Updates
 - i. Discussion about developing a list of professional development opportunities to present to staff and Director of Community Development. MHPN training/presentation is a priority. Slagor will investigate options.
- D.** Ordinance Revisions on section 13.9.d.
 - i. The commission worked on a possible revision of Ordinance section 13.9.d. and the definition of painting when it comes to ordinary maintenance.
 - ii. Working draft revision language for Harrison to take to the City Attorney.

An application for permission is not required for the ordinary maintenance purposes: including construction, alteration, repair, moving or demolition of fences, downspouts, storm doors or storm windows. Nor is an application for permission needed to repaint a surface. The addition of murals or hand painted signage does require a review by the HDC.

Imhoff motion to send above paragraph revision of 13.9.d. to the City Attorney for review. Slagor Seconds. Motion passes unanimously.

IX. Action Items:

- A.** Harrison will ask about a Spring/April HDC event the City Center/Masonic Temple. Slagor will ask CLG coordinator or the MHPN, etc. to do a camp training.
- B.** Harrison will investigate ordinance change: Working draft revision language for Harrison to take to the City Attorney. New language:
 - i. An application for permission is not required for the ordinary maintenance purposes: including construction, alteration, repair, moving or demolition of fences, downspouts, storm doors or storm windows. Nor is an application for permission needed to repaint a surface. The addition of murals or hand painted signage does require a review by the HDC.*
- C.** Harrison will look at application for members.
- D.** Imhoff will make copies of reference materials.

X. Commissioner Comments

- A.** Slagor: none
- B.** Hammontree: none
- C.** Ansuini: none
- D.** Imhoff: Looks forward to next months' meeting.

XI. Staff Comment: None.

XII. Reminder: Next Regular Meeting is scheduled for Monday, January 29 at 6pm.

XIII. Commissioner Imhoff moved, with support from Commissioner Slagor, to adjourn the meeting a 7:11 pm.