

Minutes
Historic Preservation Board
January 16, 2013 – 5:30 PM
City Commission Chambers
City Hall, Sanford, Florida

Members Present

Hank Dieckhaus
Mike Yebba
Cheryl Deming
Steve Chusmir
Robert Kinney

Others Present

Lonnie Groot, Assistant City Attorney
Christine Dalton, Community Planner/Historic Preservation Officer
Darrel Presley, Community Improvement Director
Nate Johnson, Code Enforcement Officer
Mary Muse, Administrative Coordinator

Mr. Dieckhaus called the regular meeting to order at 5:30 PM.

Minutes

Mr. Kinney moved to approve the December 19, 2012 meeting minutes. Ms. Deming seconded. Motion carried 5-0.

Public Meetings

PM-1 Remove from Table and hold a Public Meeting to consider a Certificate of Appropriateness to change roof material from stamped metal shingles to architectural shingles at 715 Magnolia Avenue.
Tax Parcel Number: 25-19-30-5AG-0902-0090
Property Owner: Marilyn N. Koblasz
Representative: Marilyn N. Koblasz

Mr. Chusmir moved to approve the request to change roof material from stamped metal to architectural shingles at 715 Magnolia Avenue based on a finding that proposed alterations are consistent with the purpose and intent of Schedule S and complies with the specific design guidelines contained within Schedule S, as outlined in the staff report. Mr. Yebba seconded. Motion carried 3-2. (Mr. Kinney and Ms. Deming in opposition).

PM-2 Hold a Public Meeting to consider a Certificate of Appropriateness to make exterior modifications on all elevations to incorporate new Burger King branding at 201 S. French Avenue.
Tax Parcel Number: 25-19-30-5AG-0408-0060
Property Owner: Roy E Jr. & Cynthia Zimmer; C/O Burger King #12368
Representative: Heather Johnston, Interplan LLC

Ms. Dalton reported the applicant requested this item be tabled.

PM-3 Hold a Public Meeting to consider a Certificate of Appropriateness to add an additional storefront entrance at 212 E. 1st Street.
Tax Parcel Number: 25-19-30-5AG-0202-0050
Property Owner: Koning Gerald C. Trustee FBO
Representative: Gerald Koning

Mr. Chusmir moved to approve the request to add an additional storefront entrance at 212 E. 1st Street based on a finding that proposed alteration is consistent with the purpose and intent of Schedule S and complies with the specific design guidelines contained within Schedule S, as outlined in the staff report with two conditions 1) signed and sealed engineered drawings must be provided prior to permitting and 2) if signed and sealed engineered drawings deviate from the proposed plan they will require additional review by the HPB . Mr. Yebba seconded. Motion carried 5-0.

PM-4 Hold a Public Meeting to consider a Certificate of Appropriateness to construct a stucco wall and paint building/privacy wall at 1013 S. Myrtle Avenue.
Tax Parcel Number: 25-19-30-5AG-1205-0080
Property Owner: Theodor & Linda Hollerbach
Representative: Linda Hollerbach

Mr. Chusmir moved to approve the request to construct a stucco wall and paint building/privacy wall at 1013 S. Myrtle Avenue based on a finding that the property is non-contributing and complies with the specific design guidelines contained within Schedule S, as outlined in the staff report and approve the applicant's request to use paint choices listed on application. Ms. Deming seconded. Motion carried 5-0.

Minor Reviews

Review of Certificate of Appropriateness approvals issued administratively December 1, 2012 through December 31, 2012.

Mr. Yebba moved to approve the minor reviews. Mr. Chusmir seconded. Motion carried 5-0.

6 Month Reviews (July 2012 Meeting)

112 E. 1st Street

Item: The board approved the request to revise a Certificate of Appropriateness issued March 21, 2012 for items constructed that were not in compliance with the approval at 112 E. 1st Street based on the condition that the trellis would be raised to hide the metal or the metal would be cut down to be under present trellis or combination of the two so the mechanical equipment is screened from view per the requirement of S-37. The board agreed that the second layer of trellis was to be one continuous section so there would only be two sections, not three.

Status: Ms. Dalton reported the mechanical equipment has been screened from view and requested the board to go by and see it for future reference.

715 Magnolia Avenue

Item: The board denied the request to install 2" x 6" tongue and groove flooring which differs in dimension from the original at 715 S. Magnolia Avenue.

Status: Porch flooring to match the original has been installed.

Mr. Kinney moved to approve the six month reviews. Mr. Yebba seconded. Motion carried 5-0.

Citizen Participation

None.

Staff Reports

Community Improvement Director Darrel Presley provided an update to the board regarding code enforcement activities in the historic districts. During the update various properties/issues were discussed.

Ms. Dalton requested the board's approval and Chairman's signature on Demolition by Neglect notices for the following properties:

- 217 W. 12th Street
- 110 S. Palmetto Avenue
- 407 W. 4th Street

Mr. Chusmir moved to accept the letters and authorize the Chairman to sign them. Mr. Yebba seconded. Motion carried 5-0.

Chairman and Board Items for Discussion

There was discussion on accessory residential dwelling units.

Adjournment

There being no further business, the meeting adjourned at 7:05 PM.