

LIBERTY HISTORIC DISTRICT REVIEW COMMISSION
Regular Session Summary
City Council Chambers, City Hall
August 1, 2017
5:30 p.m.

I. Call to Order

Vice Chairman Carr called the meeting to order at 5:30 p.m.

II. Roll Call

John Carr, Vern Drottz, Dail Hobbs, Clay Lozier, Kelley Wrenn Pozel and Doug Wilson answered roll call. Mike Gilmore, Matt Grundy and Brett Rinker were absent. Jeanine Thill, Community Development Manager, represented staff. There were four members of the public in attendance, applicants; Victoria and Mark Ford, Mr. Blanch with Liberty Roofing and Carrie Stradella.

III. HDRC Case # 17-014LS Consideration of a Certificate of Appropriateness at 117 N. Water After the Fact COA Roof Replacement, soffit and siding In-Kind repairs; Chapter 353 Incentive Project

Ms. Thill presented the details of the application, as described in the staff report. Vice Chair Carr noted the applicants are present. Commissioner Wilson commented he wasn't familiar with the gutter trough system. Vice Chair Carr replied that they set an allowance for trough gutters and replacing them with hanging gutters is appropriate. Commissioner Hobbs asked if the beadboard will be replaced with in-kind materials. The applicants confirmed this is the case. We do not ask for shingle samples, it is not easily viable like a one-story home. On the dormer, where replacement of the siding is necessary, Vice Chair Carr commented that the smaller siding is available and he will share some resources.

Motion by Commissioner Lozier to accept the application as submitted because it meets the design standards. Seconded by Commissioner Drottz. Motion passed unanimously. 6-0

IV. HDRC Case #17-005J Consideration of a Certificate of Appropriateness at 139 N. Lightburne, Parking Pad and Patio replaced; Chapter 353 Incentive Project

Ms. Thill presented the details of the application, as described in the staff report. Vice Chairman Carr announced the applicant is present and will recuse himself as he is working with her on the project. Commissioner Lozier commented this application seems very straightforward. The applicant said there would not be a stoop on the back patio as indicated in the plans.

Motion by Commissioner Lozier to accept the application as submitted because it meets the design standards. Seconded by Commissioner Pozel. Vice Chair Carr abstained. Motion passed 5-1-0.

VI. HDRC Case #17-015LS Consideration of a Certificate of Appropriateness at 22 N. Main Street, Sidewalk Café Barrier

Discussion: Commissioner Hobbs asked if a gate was required. Ms. Thill explained that we are still waiting to hear back from the State on this. Commissioner Hobbs said they may not have enough information to make a decision without knowing if a gate is required. The Commission liked the idea of having the barrier removable, something the applicant should consider. Commissioner Carr commented the pole sleeves will allow for no trip hazard. When they are removed, it will be flush with the ground.

Commissioner Drottz said they would like a design subcommittee to take a look at a physical sample of the proposed barrier. Commissioner Hobbs commented the height seems high. Ms. Thill said according to the Building Official, 42 inches is the minimum height requirement per code. Commissioner Hobbs commented they don't have the State Liquor Law information to make a decision on the height. Vice Chair Carr reminded the commission that the HDRC is reviewing this for the aesthetics of the barrier and it is not their responsibility to review the liquor law requirements or height of the barrier. This is the responsibility of others.

Vice Chair Carr said the Commission would like to see a sample of the proposed barrier to review the integrity, gauge and coating; adding they want to know it is a good product and that will complement the building. Commissioner Lozier said he loved the idea of the sidewalk café but they need to see a physical sample and to have more information on the height. This is the first time for installing a café barrier and we need to get it right, as we are setting precedence. Staff should coordinate a Design Subcommittee meeting with the applicant as soon as he has a sample for them to see.

Motion by Commissioner Lozier to deny the application as submitted based on the height and lack of physical sample for the commission to see. Seconded by Commissioner Hobbs. Motion passed unanimously. 6-0

V. Approval of Meeting Summary

Commissioner Lozier made a motion to approve the Meeting Summary of June 20, 2017 as amended; Commissioner Pozel was not in attendance. Commissioner Wilson seconded the motion. Motion passed with unanimous approval. 6-0

VI. Other Business

a. Administrative approvals

Ms. Thill reported Administrative Approvals since June 20, 2017 meeting

- 120 S. Terrace Roof Repair In-Kind
- 20 E. Franklin Stucco Repair In-Kind
- 327 Harrison Retaining Wall Repair In-Kind
- 115 N. Main Sign Artisan Market
- 421 Lightburne Roof and Porch Repairs In-Kind
- 431 E. Mississippi Siding, Shingles, Window Repairs In-Kind

b. Miscellaneous matters from the Commission

- State Preservation Conference report- Vice Chairman Carr reported on the sessions he attended at the State Historic Preservation Conference in May. He attended a mock commission meeting where they addressed solar panels on a house. A similar case will probably come our way eventually. The mock commission decided that the panels would be allowed on the back of the house as it didn't impede the architectural significance of the home. Participating in this brought to light that our Commission conducts meetings in an appropriate and professional manner. He said he felt our commission gives first-rate analysis of our cases. He summarized several tours he attended and a window repair workshop. The tours were to a cement factory in a small town nearby, Ilasco, and to Palmyra where they visited several historic homes and a civil war era jail. He also attended sessions on local legends, the paranormal, uncovering history, and stained glass window repair. He reported the power points of the presenters are available. Staff will request an email a link to those and share it with the Commission. He strongly encouraged the Commissioners to attend the preservation conference next year in Sedalia.
- Commissioner Pozel commented that the Daughters of the American Revolution have not responded to her request for exploring a possible partnership and she would suggest we move forward with identifying one or two possible landmarks and proceed. Staff will explore if this can be a topic for training.
- Vice Chair Carr asked Commissioner Drottz if he looked into the sidewalk café fencing styles for the Commission to review, he said he made a note to do this.

c. Miscellaneous matters from staff

- As a follow up to the last meeting Staff asked Public Works if the Kelvin on the lighting around the square could be changed. It cannot.
- A staff member from the State Historic Preservation Office offered to come to Liberty to conduct CLG Training on Sept. 5 2017, after our regular meeting. Staff asked the Commission for training topics they would like to have. Topics could be; a general overview on how the Commission conducts business, nominations process for individual buildings for local landmarks, and the process to establish another local district.
- There will be a CLG Training on ethics in St. Joe Thursday, Sept. 21 2017. Staff and Commissioners Hobbs and Wilson will attend.
- Wilson asked if anyone has walked the square. Some of the seat walls aren't plumb and there is mortar on the red bricks. They need to clean it immediately. Staff will share that with Public Works.

The meeting adjourned at 6:41 p.m.