

DRAFT



CITY OF FORT PIERCE HISTORIC PRESERVATION BOARD

Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE HISTORIC PRESERVATION BOARD HELD ON MONDAY, OCTOBER 26, 2015, IN FORT PIERCE CITY HALL, COMMISSION CHAMBERS, 100 NORTH US HIGHWAY 1, FORT PIERCE, FLORIDA.

1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: **Brad Culverhouse; Holly Theuns; Charlie Hayek; Peggy Harris; Vice-Chair Suzanne Boardman**

Absent: **Sonja M. Gates; Paul Sampson**

Staff Present: **Karen Emerson, Assistant City Attorney
Kori Benton, Senior Planner
Maria Lewicka, Historic Preservation Planner
Alicia Rosenthal, Administrative Assistant**

4. **CERTIFICATION OF ALTERNATE MEMBER VOTING STATUS**

There were no alternates available at the meeting.

5. **APPROVAL OF MINUTES**

- a. Minutes of the September 28, 2015 meeting

Motion was made by Charlie Hayek, and seconded by Brad Culverhouse to approve the minutes from the September 28, 2015 meeting.

AYE: Holly Theuns, Peggy Harris, Brad Culverhouse, Charlie Hayek, Vice-Chair Suzanne Boardman

Passed

6. **PUBLIC HEARINGS**

a. **Certificate of Appropriateness 15-38 - Installation of Artificial Turf and Fence - 225 Orange Avenue**

At the applicants request, the Board approved moving COA 15-38 from 6f to 6a.

Ms. Lewicka gave an overview of the application.

Janet Birdsall, Owner of Yuppy Puppy, presented details on the artificial turf and fence and answered questions from the Board.

Cathy Wassylenko, 822 Atlantic Avenue, spoke against the installation of artificial turf.

Mr. Culverhouse felt that most of the concerns were addressed from the last meeting and it does not adversely effect the downtown area.

Motion was made by Charlie Hayek, and seconded by Peggy Harris to deny COA 15-38, based on Secretary of Interior Standards 9 and 10, as it is very inappropriate for the downtown area.

AYE: **Peggy Harris, Holly Theuns, Charlie Hayek, Vice-Chair Suzanne Boardman**

NAY: **Brad Culverhouse**

Passed

b. **Certificate of Appropriateness 15-39 - Building Official Initiated Request for Demolition of Garage - 518 North 15th Street**

Ms. Lewicka gave an overview of the application.

Marc Meyers, Chief Building Official, spoke about the poor condition of the garage and stated the garage is a safety hazard for the neighborhood. He also explained that the city will pay for the demolition and put a lien on the property.

Motion was made by Brad Culverhouse, and seconded by Charlie Hayek to approve COA 15-39 for the demolition of the detached garage based upon the testimony of the public hearing, staff report, condition of the property, staff analysis and the property being abandoned.

AYE: **Peggy Harris, Charlie Hayek, Holly Theuns, Brad Culverhouse, Vice-Chair Suzanne Boardman**

Passed

c. **Certificate of Appropriateness 15-30 - Demolition - 512 Dundas Court**

Ms. Lewicka gave an overview of the application and answered questions from the Board.

Mike McLeod, 820 Atlantic Avenue, spoke against the demolition. He feels it should be harder for people to demolish historic properties that were recently purchased and then neglected.

Board discussion ensued.

Marc Meyers, Chief Building Official, stated the owner started doing restoration work without permits.

Motion was made by Charlie Hayek, and seconded by Peggy Harris to approve the demolition of COA 15-30, as the application meets the criteria for demolition, as recommended by staff.

AYE: Brad Culverhouse, Holly Theuns, Charlie Hayek, Peggy Harris, Vice-Chair Suzanne Boardman

Passed

d. **Certificate of Appropriateness 15-42 - Awnings - 131 N 2nd Street**

Ms. Lewicka gave an overview of the application and answered questions from the Board. Mr. Benton provided additional information on the size of the awnings.

Motion was made by Brad Culverhouse, and seconded by Holly Theuns to approve COA 15-42 to install new awnings that closely resemble the original awnings as shown in the historical photo, based upon satisfying Secretary of Interior Standards 2 and 5 and based upon staff recommendation.

AYE: Charlie Hayek, Peggy Harris, Brad Culverhouse, Holly Theuns, Vice-Chair Suzanne Boardman

Passed

e. **Certificate of Appropriateness 15-44 - Demolition of a Designated Historic Structure - 436 N. 9th Street**

Ms. Lewicka gave an overview of the application.

Mike McLeod, 820 Atlantic Avenue, spoke against the demolition and inquired about the cost to build a new structure as opposed to restoring the existing structure.

Mr. Benton stated the FPRA and CRA Advisory Board authorized a commercial facade grant for the property. The applicant selected to route those funds to the demolition of the structure, improvements to the remaining structure and landscaping in lieu of the historic structure. The Board discussed the COA and asked questions of Mr. Benton.

Toni Monokian, 1101 N. US Highway 1, spoke against the demolition and asked about the condition of the structure.

Mr. Culverhouse asked to continue the item to the next meeting so the applicant can come and staff can talk to the applicant and express the sense of the board.

Cathy Wassylenko, 820 Atlantic Avenue, spoke against the demolition and stated it is not always necessary to tear down a structure because it has been neglected.

Motion was made by Holly Theuns, and seconded by Charlie Hayek to deny the COA 15-44 based upon the criteria for demolition not being met.

AYE: Holly Theuns, Charlie Hayek, Peggy Harris, Vice-Chair Suzanne Boardman

NAY: Brad Culverhouse

Passed

f. **Certificate of Appropriateness 15-07 - Exterior wall signs - 116 N 2nd Street**

Mr. Benton stated that the application was previously considered several months ago but the Board expressed concerns on the size, scale and design of the two signs proposed and the alterations. The applicant has worked with staff to revise the application and present a reduction in sign size and change of sign type. Mr. Benton presented the details of the revision and answered questions from the Board.

Michael Waldrop, Applicant Representative from Innovation Contracting, provided more information on the signs and awning.

Motion was made by Brad Culverhouse, and seconded by Peggy Harris to approve Certificate of Appropriateness 15-07, based upon the testimony during the public hearing, staff report and the signs being similar to the signs previously approved by this Board for 7-Eleven.

AYE: **Brad Culverhouse, Holly Theuns, Charlie Hayek, Peggy Harris, Vice-Chair Suzanne Boardman**

Passed

7. **NEW BUSINESS**

Mr. Benton received a letter from the Hibiscus Park Neighborhood Association requesting the City of Ft. Pierce consider the historic designation of the neighborhood. To ensure that the level of buy in is quite significant, the city is looking at prospects of individual historic designation, as they continue to garner support for potential contemplation of establishing a new historic district.

Two informational signs, providing detail of the historic significance for Old Fort Park were sent to publication.

There was a successful rededication ceremony at Old Fort Park signifying the 90th Anniversary of the Daughters of the American Revolution monument.

8. **CONSIDERATION OF ABSENCES**

Ms. Gate and Mr. Sampson called in with reasonable excuses for not attending.

Motion was made by Brad Culverhouse, and seconded by Peggy Harris to excuse the absences of Mr. Sampson and Ms. Gates.

AYE: **Peggy Harris, Holly Theuns, Brad Culverhouse, Charlie Hayek, Vice-Chair Suzanne Boardman**

Passed

9. **ADJOURNMENT**