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CITY OF FORT PIERCE
**HISTORIC PRESERVATION
BOARD**

Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE HISTORIC PRESERVATION BOARD HELD ON MONDAY, FEBRUARY 26, 2018, 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: **Charlie Hayek; Michael Broderick; Holly Theuns; Peggy Harris-Smith; Paul Sampson, Chairman**

Absent: **Suzanne Boardman; Jared Osteen; Patrick Small**

Staff Present: **Iola Mosley, Senior Assistant City Attorney
Maria Lewicka, Historic Preservation Planner
Alicia Rosenthal, Executive Assistant**

4. **CERTIFICATION OF ALTERNATE MEMBER VOTING STATUS/EXCUSE NON VOTING ALTERNATE**

There was no alternate attendance.

5. **APPROVAL OF MINUTES**

- a. Minutes from the January 22, 2018 meeting

Motion was made by Michael Broderick, and seconded by Charlie Hayek to approve the minutes from the January 22, 2018 meeting.

**AYE: Charlie Hayek, Michael Broderick, Holly Theuns, Peggy Harris-Smith, Chairman
Paul Sampson**

Passed

6. **PUBLIC HEARINGS**

a. **Certificate of Appropriateness 18-10 - Swimming Pool - 605 S. 8th Street**

Ms. Lewicka gave an overview of the application and answered questions from the Board on the swimming pool fencing and permitting.

Sophia Tranoris, Owner, stated the backyard is surrounded by a chain link fence.

Motion was made by Charlie Hayek, and seconded by Peggy Harris-Smith to approve the construction of a swimming pool and concrete deck for Certificate Of Appropriateness 18-10.

AYE: Michael Broderick, Holly Theuns, Peggy Harris-Smith, Charlie Hayek, Chairman Paul Sampson

Passed

b. **Historic Site Designation - 515 S. Indian River Drive**

Ms. Lewicka gave an overview of the Historic Designation application and answered questions from the Board regarding approval from the Planning Board and City Commission for extensive renovations on the property.

Chairman Sampson stated if the Board voted on the application and it passed, the next application would have to be looked at as historic.

Kris Einstein, Owner, explained how the Historic Designation for 515 N. Indian River Drive and Item 6C - Certificate of Appropriateness 18-14, to convert building to a functional Bed and Breakfast, go hand in hand. Ms. Einstein provided additional information and answered questions from the Board on previous approvals from the Planning Board and advantages of designating the structure historic.

Kori Benton, Ashley DeWitt and Janie Hinkle spoke in support of the application.

The Board expressed concerns with looking at the entire package, which includes Certificate of Appropriateness 18-14, before moving forward with a decision on the Historic Designation.

Ms. Mosley stated if the Board finds that the architectural changes are in keeping with the Prairie style of architecture then an approval would be consistent with what would be allowed. Ms. Mosley went on to say that the question would be rather if the Historic Designation and Certificate of Appropriateness applications should be flip flopped. Ms. Mosley explained If the Board tables the Historic Designation and then decides on the changes to Certificate of Appropriateness 18-14, the Board could always take it off the table, and then make a determination to allow it to be historically designated.

The Board tabled the discussion on the Historic Designation and heard Item 6C.

Motion was made by Charlie Hayek, and seconded by Peggy Harris-Smith to table the Historic Designation until after hearing Item 6C, Certificate of Appropriateness 18-14 for proposed additions at 515 S. Indian River Drive.

AYE: Peggy Harris-Smith, Charlie Hayek, Michael Broderick, Holly Theuns, Chairman Paul Sampson

Passed

Motion was made by Holly Theuns, and seconded by Charlie Hayek to remove Item 6B from the table. This motion was made after hearing Item 6C, Certificate of Appropriateness 18-14 for proposed additions at 515 S. Indian River Drive.

**AYE: Holly Theuns, Peggy Harris-Smith, Charlie Hayek, Michael Broderick, Chairman
Paul Sampson**

Passed

Motion was made by Charlie Hayek, and seconded by Peggy Harris-Smith to approve the site as Historic.

**AYE: Holly Theuns, Peggy Harris-Smith, Charlie Hayek, Michael Broderick, Chairman
Paul Sampson**

Passed

c. Certificate of Appropriateness 18-14 - Remodeling and Additions - 515 S. Indian River Drive

Ms. Lewicka gave an overview of the application.

Kris Einstein, Owner, provided additional information and answered questions from the Board on the location of the fire escape staircase and acquiring Bed and Breakfast zoning.

Item 6B for the Historic Designation of 515 N. Indian River drive was taken off the table.

Motion was made by Michael Broderick, and seconded by Charlie Hayek to approve the proposed additions for Certificate Of Appropriateness 18-14.

**AYE: Peggy Harris-Smith, Charlie Hayek, Michael Broderick, Holly Theuns, Chairman
Paul Sampson**

Passed

7. NEW BUSINESS

- a. Certificates of Appropriateness - Administratively Approved - January 2018

8. CONSIDERATION OF ABSENCES

Motion was made by Michael Broderick, and seconded by Peggy Harris-Smith to excuse the absences of Mr. Small, Mr. Osteen and Ms. Boardman.

**AYE: Michael Broderick, Holly Theuns, Peggy Harris-Smith, Charlie Hayek, Chairman
Paul Sampson**

Passed

9. ADJOURNMENT