

DRAFT



CITY OF FORT PIERCE HISTORIC PRESERVATION BOARD

Minutes

OF THE REGULAR MEETING OF THE FORT PIERCE HISTORIC PRESERVATION BOARD HELD ON MONDAY, JUNE 23, 2014, 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: Paul Sampson; Jean-Ellen Wilson; Brad Culverhouse; Suzanne Boardman; Holly Theuns; Charlie Hayek; Vice-Chair Peggy Harris

Absent: Annie Kate Jackson; Sonja M. Gates

Staff Present: Kori Benton, Historic Preservation Officer
Karen Emerson, Assistant City Attorney
Alicia Rosenthal, Administrative Assistant

Mr. Hayek and Ms. Theuns were made active members for the meeting.

4. APPROVAL OF MINUTES

Minutes of May 27, 2014 meeting

Motion was made by Suzanne Boardman, and seconded by Holly Theuns to approve Minutes of May 27, 2014 meeting.

AYE: Paul Sampson, Jean-Ellen Wilson, Brad Culverhouse, Suzanne Boardman, Holly Theuns, Charlie Hayek, Vice-Chair Peggy Harris

Passed

5. PUBLIC HEARINGS

a. Certificate of Appropriateness 14-20 - Construction of a 7' & 8' Aluminum Fence

Mr. Benton gave an overview of the application. Greg White, St. Lucie County Project Manager answered questions. Mr. White stated that this request is a result of the last renovation that was done on the courthouse that included an addition of 5 court rooms and a fire escape door. The Sheriff's office is looking for a containment area so they can move into the sally port and back into the court room after an emergency.

Mr. Culverhouse asked if it is possible to get a different type of fence that is more historic. Mr. White said he would look at alternatives. Mr. Benton stated the proposed fence assimilates with the contemporary architecture of the courthouse. Ms. Theuns asked if there is a reason why the fence could not be moved off the street into the right-of-way. Mr. White stated there is a high-low situation and there is not enough sling to get a swinging gate or sliding gate that would fit.

Mr. Sampson asked how far off the building the sliding gate is going to be. Mr. White stated they would hold the fence as tight as they could to the building. Mr. Sampson asked the height of the retaining wall at the Boston house. Mr. Benton stated 3-4 feet. Mr. Culverhouse asked if the fence will tie in to the end of the building. Mr. White said the fence will not attach to the building. Mr. Sampson asked how far the Boston House sign is from the curb. Kori suggests it is about 9-10 feet. Mr. Sampson asks if the high fence starts past the Boston House sign. Mr. White suggests the 8 foot part of the fence starts about 10 feet west of the sign.

Mr. Culverhouse asks if St. Lucie County is requesting the fence because the Sheriff's office has requested it. Mr. White stated it is a security and a fire issue. Mr. Culverhouse asked how a fence holding people in is going to help during a fire situation. Mr. White stated the fence is there if an inmate had to exit quickly out of a felony court hearing. Ms. Theuns asked how evacuations are currently being handled. Mr. White said there has not been an issue as of yet. Ms. Boardman asks if the gate is wide enough for a fire truck or emergency vehicle. Mr. White said it is at least 12 feet or more.

Mr. Culverhouse asked Mr. Benton if a COA was previously done for this fence. Mr. Benton explained a COA was done in 2012; however the county has not been able to fulfill the conditions placed on that approval. One of the conditions was to pay to relocate the Boston House ground sign. In avoidance of that condition of approval, St. Lucie County amended there COA and refiled another COA with an amended proposal.

Mr. Culverhouse stated if the purpose of the fence is to keep prisoners out in the event of a fire or other disturbance, a 6 foot fence is not going to keep the prisoner from jumping over the fence. Mr. Benton stated staff rationale for a 6 foot fence is based on Secretary of Interior Standards in keeping human and pedestrian scale along the walkway and preserving the pedestrian activity downtown and presenting an inviting environment.

Ms. Theuns asked how much supervision alleged felons have when they come out of the courtroom. Mr. White explained that typically there is a bailiff in the court room at all times and if there is an incident the bailiff will be coming out with them. Mr. Culverhouse stated there may be one or two guards and 10 – 15 prisoners. Mr. White agreed and he stated the courtroom is currently being used for families. Ms. Theuns asked what the danger level is of someone standing beside a 6 foot or 8 foot fence. Mr. White explained it is not a significant risk at this moment, since they are not using that courtroom for full felonies. Mr. Culverhouse asked if the Sheriff's office would have to agree to the condition of the 6 foot fence. Mr. White stated he has approval on a 7 foot fence but he would need approval on a 6 foot fence.

Motion was made by Paul Sampson, and seconded by Charlie Hayek to approve COA 14-20 with the following conditions:

- 1) The fence shall not exceed 6' in height until the fence is behind the Boston House sign.
- 2) Sliding gate should be installed as close to the building as possible.
- 3) Lighting shall be installed both in front of and behind the newly planted hedges on Indian River Drive and Boston Avenue.
- 4) Hedges shall be maintained no higher than the retaining wall.

AYE: Paul Sampson, Jean-Ellen Wilson, Suzanne Boardman, Holly Theuns, Charlie Hayek, Vice-Chair Peggy Harris

NAY: Brad Culverhouse

Passed

- b. Seal, stucco, and paint the east wall of the subject structure to match existing walls of the structure.

Mr. Sampson disclosed that he knows the representative, Marty Limberis Plastering personally but he has no ties to the project.

Mr. Benton gave an overview of the project. Mr. Culverhouse asked who paid for the mural. Mr. Benton responded that it is difficult to suggest the specific organization that paid for the mural. He was led to believe it was donations through Ft. Pierce Mainstreet and St. Lucie County Mural Society in 1995. The existing property owner took ownership of the structure after the mural was painted and after the City of Ft. Pierce had adopted the Downtown Historic District.

Mr. Culverhouse asked if it is possible to seal the wall in other way besides stuccoing or sealing over the mural. Mr. Benton stated there are other alternatives to preserve the mural as well as preclude any water permeation. Mr. Culverhouse asked the difference in cost of acrylic clear coat sealant opposed to stuccoing over. Mr. Benton stated he is not aware of the cost. Mr. Culverhouse asked if the clear coat would preserve the mural. Mr. Benton stated yes, if done properly.

Ms. Boardman asked if the applicant indicated they would add a mural once the wall had new stucco. Mr. Benton stated staff engaged in discussions with the property owner and they indicated the City of Ft. Pierce or the Mural Society would have the ability to repaint a mural on the wall; however it is contingent on funding and assurance from the applicant that it can be executed. Mr. Sampson asked if anyone has contacted the mural society. Mr. Benton stated he tried to contact Ms. Cassens from the St. Lucie County Mural Society and Mainstreet Ft. Pierce.

Mr. Sampson stated there are some serious cracks and gaps in the block work so it would take quite a bit of clear coat to seal them up. Mr. Culverhouse asked if there is any reason it could not be done. Mr. Hayek stated he has been watching most of the construction Limberis Plastering has done. He does not think it can be repaired with a sealer. The cracks are so extensive and the preservation of a building is a lot more important than a preservation of a mural. They will not be able to stop the leaks unless they do an entire stucco job on the entire east end. Mr. Benton read an e-mail from the applicant stating that over the past two years the wall has deteriorated significantly. Currently the moisture seeps through the staircase cracks rendering the inside of the wall moldy and the rain swells the cracks even more, creating a vicious cycle.

Vice-Chair Harris asks if the grant that was discussed a couple of months ago, could be used

to put the mural back. Mr. Benton responded that all the funds have been allocated for the past year's façade grant opportunity. Funds were allocated to this specific property owner for improvements of the site.

Motion was made by Paul Sampson, and seconded by Brad Culverhouse with the following conditions. The Board considers the mural of historic importance. If the mural cannot be sealed, the wall will have a smooth coat of stucco applied to accept a new mural. The new mural is to be replaced within 6 months and be of equal size, quality and historical significance of the old mural. The new mural will need to be approved by the Planning staff.

AYE: Paul Sampson, Jean-Ellen Wilson, Brad Culverhouse, Suzanne Boardman, Holly Theuns, Vice-Chair Peggy Harris

NAY: Charlie Hayek

Passed

6. NEW BUSINESS

Mr. Benton stated staff is moving very close to finalizing the proposed signage for installation at Old Fort Park.

The framing has been prepared for installation of the new windows at the St. Anastasia school house on Orange Avenue. The city has been approached by the St. Anastasia Endowment Board. They would like to receive any of the preserved windows for part of their fundraising program.

Vice-Chair Harris congratulated Mr. Sampson for not missing a Historic Preservation meeting.

7. ELECTION OF CHAIR AND VICE-CHAIR

Motion was made by Paul Sampson, and seconded by Brad Culverhouse to table vote of Chair and Vice-Chair until next meeting when Chairwoman Gates is present.

AYE: Paul Sampson, Jean-Ellen Wilson, Brad Culverhouse, Suzanne Boardman, Holly Theuns, Charlie Hayek, Vice-Chair Peggy Harris

Passed

8. CONSIDERATION OF ABSENCES

Mr. Benton stated he appreciates everyone who attended the meeting. In the past there have been circumstances and concerns for attendance.

He stated several applicants have applied for the Historic Preservation Board in the last couple of months and the City Commission does look at attendance. Mr. Culverhouse asked whose terms were up. Mr. Benton stated Ms. Boardman, Chairwoman Gates, Ms. Jackson, Mr. Sampson and Ms. Wilson's term expire April 2015. Mr. Culverhouse's term expires April 2016.

Motion was made by Suzanne Boardman, and seconded by Holly Theuns to excuse the absences of Chairwoman Gates and Ms. Jackson.

AYE: Paul Sampson, Jean-Ellen Wilson, Brad Culverhouse, Suzanne Boardman, Holly Theuns, Charlie Hayek, Vice-Chair Peggy Harris

Passed

9. ADJOURNMENT

Any person seeking to appeal the decision of the Historic Preservation Board of the City of Fort Pierce, Florida, as to the foregoing, is advised that a record of the proceedings is required in any such appeal, and any such person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.