

**HISTORIC DISTRICT COMMISSION
MINUTES OF JULY 1, 2020**
Held Remotely Via Zoom And Telephone Access

Minutes of the regular meeting of the Historic District Commission ("HDC") held Wednesday, July 1, 2020. Chairman John Henke called the meeting to order at 7:02 p.m.

1) ROLL CALL

Present: Chairman John Henke; Vice-Chairman Keith Deyer; Board Members Gigi Debbrecht, Natalia Dukas, Michael Willoughby

Absent: Board Members Doug Burley, Patricia Lang; Alternate Member Kevin Filthaut

Administration: Nicholas Dupuis, City Planner
Laura Eichenhorn, Transcriptionist

Chairman Henke thanked everyone for joining the virtual meeting and reviewed protocol for virtual meetings.

07-43-20

2) Approval Of Minutes

Motion by Ms. Dukas

Seconded by Ms. Debbrecht to approve the HDC Minutes of June 3, 2020 as submitted.

Motion carried, 5-0.

VOICE VOTE

Yeas: Dukas, Willoughby, Debbrecht, Deyer, Henke

Nays: None

07-44-20

3) Courtesy Review

None.

07-45-20

4) Historic Design Review

None.

07-46-20

5) Sign Review

None.

07-47-20

6) Study Session

None.

07-48-20

7) Miscellaneous Business and Communication

A. Pre-Application Discussions

1. 612 S. Bates – Frank Schlaack House

City Planner Dupuis and Marge Skender, applicant, presented the item.

Chairman Henke noted that the historic portion of the home was designated historic with vinyl siding, which is unusual. He said that given those unusual circumstances the HDC had more leeway to allow Ms. Skender to modify both the historic part of the home and the addition. He said he would encourage Ms. Skender to try and replicate the appearance of the original window framing and lap siding, and said she could work with City Planner Dupuis to figure out how to do that. Chairman Henke said that after, if City Planner Dupuis were comfortable with it, it would be fine for the updates to be administratively approved. He concluded by saying that if those changes proved cost prohibitive Ms. Skender could just fix the parts of the exterior that are damaged.

Mr. Willoughby said it was his understanding that the historic portion of the house would need to have wood siding and the historic window framing done. He said he saw no issue with vinyl siding or hardy plank siding on the addition.

Chairman Henke noted that the vinyl siding was added to the historic portion of the home before Bates was designated historic.

City Planner Dupuis reminded the HDC that it would be studying possible updates to the historic design standards in terms of new materials, styles and building techniques. He noted that during that process it would be likely that hardy board would be added as an acceptable material.

Mr. Deyer recalled that the HDC had previously determined that hardy board could be an appropriate substitute for wood siding in some cases, depending on the match and the size of the board.

Mr. Willoughby opined that if the hardy plank could be done with the correct proportions of the exposed lap that it could be approved administratively as long as all the trim details were done in wood. Mr. Willoughby said it might be worth exploring whether poplar could be used in place of cedar for these changes as well.

Mr. Deyer said that if the siding, window framing and eaves were cedar that City Planner Dupuis should feel free to administratively approve the changes. He said that if the window framing was wood and the siding was hardy board he would also be comfortable with City Planner Dupuis administratively approving the changes.

The HDC strongly recommended that Ms. Skender reach out to Museum Director Pielack at the City of Birmingham Museum to see if she might have any additional historic photographs of the home.

There was also general consensus among the HDC members that City Planner Dupuis could proceed with administratively approving this application under the aforementioned circumstances unless he came across an issue that would merit further committee review.

B. Staff Reports

City Planner Dupuis notified the HDC that CLG grant funding had become available and could be pursued for reviewing design guidelines, the Little San Francisco survey, and a possible City Hall National Register of Historic Places nomination. He said he would put together applications for these possible projects for the HDC to review at a future date.

Mr. Deyer asked City Planner Dupuis to look into getting funding to print the Eco City survey.

- 1. Administrative Sign Approvals**
- 2. Administrative Approvals**
- 3. Action List - 2020**
- 4. Historical Preservation Collaboration Matrix**

06-42-20

Adjournment

Motion by Ms. Debbrect

Seconded by Mr. Willoughby to adjourn the HDC meeting of July 1, 2020 at 7:36 p.m.

Motion carried, 5-0.

VOICE VOTE

Yeas: Debbrecht, Willoughby, Dukas, Deyer, Henke

Nays: None

Nicholas Dupuis
City Planner