

**City of Lewisburg
Historic Landmarks Commission
Meeting Minutes ~ June 10, 2019
Paul R. Cooley Council Chambers
942 Washington Street, West, Lewisburg, WV**

PRESENT: Commission Chair Carol Olson; Commission members David Craddock, Skip Deegans, Donna Johns, Paul Lindquist; Architect Consultant Michael Mills, Zoning Officer Gary Ford, Acting City Manager Jacy Faulkner, Recording Officer Peggy Mackenzie

ABSENT: Planning & Zoning Clerk Marsha Cunningham

VISITORS: Nancy Bulla, Kelley Henthorn, Jerry Janiga, Bedford & Patricia McClintic, Roger Pence, Emil Stalis, Andrew Young

CALL TO ORDER: Commission Chair Carol Olson called the meeting to order at 5 p.m.

APPROVAL OF MINUTES: The minutes of *May 13, 2019* were approved as presented in a motion by Commission member Paul Lindquist and seconded by Commission member Donna Johns. With five (5) in favor, the motion carried.

COMMENTS from the PUBLIC: Although not on the agenda for an official approval, Nancy Bulla said a metal roof installed atop an old roof at her residence overhangs old, damaged guttering she wants to replace. Because the new 8-inch, half-round, copper gutters are made in Germany and will require an extended delivery time, she asked the HLC to allow her to make the order ahead of her application being formally placed on the agenda. The HLC considered the gutters to be appropriate for the age and style of the house and agreed to unofficially allow Bulla's request.

Jerry Janiga gave a description of the materials for the farmers market building in place at Montwell Commons. He said the building will be in keeping with the other structures on the property, including such elements as metal roofing, unpainted wood siding and hardware.

Public Hearing: *Kelley Henthorn, 1373 Washington Street East ~ Install a 10x20 garden/utility shed. Dutch lap siding, painted same as the house with white trim, barn-style doors and black metal roof*

The shed structure, partially in view from the street, is made of wood composite and not vinyl, as was described in a brochure, stated owner Kelley Henthorn. The paint color will match the house. A motion to approve as presented was made by Commission member Skip Deegans and seconded by Commission member Lindquist. With five (5) in favor, the motion carried.

Public Hearing: *Bedford and Patricia McClintic, 107 East Terrace Street ~ Construct a 4-foot high fence of pressure-treated pine. When seasoned, the fence will be painted Fenland, to match the house*

Bedford McClintic said he plans to stick-build the picket fence himself using old-style pointed top pickets for the 1940s-50s house. A motion to approve as presented, with an exception for the owner's hand-manufactured pickets, was made by Commission member David Craddock and seconded by Commission member Lindquist. With five (5) in favor, the motion carried.

Public Hearing: Roger Pence, 185 Green Lane ~ Install wire and wooden fence in the backyard, double loop, woven wire, 30" in height, 4x4 posts and brackets will be painted. Three metal and wire gates all from original fencing. Privacy fence installed between properties, painted wood

Roger Pence wishes to reconstruct an existing old style double loop, twisted wire fence found at the back of his property, to include three gates using the remnants of the historic wire material with galvanized tubing and cedar posts. He also requested to erect an 8-foot high, cedar, privacy fence in three sections. A motion to approve as presented was made by Commission member Lindquist and seconded by Commission member Johns. With five (5) in favor, the motion carried.

Public Hearing: Jill McIntyre, 881 North Jefferson Street ~ Install a 36"x48" MDO two-sided sign of burnt orange, brown and cream colors on existing hanger moved from the front of the building to the side. Install 36"x82" mahogany, two-over-two, panel door

Zoning Officer Gary Ford stated that owner Jill McIntyre has opted for a more simple door, not custom made and without lights. The sign bracket will be repurposed from the front to the side of the building, and located above the door. Chair Olson said if there are any more changes, the owner should meet with Zoning Officer Ford. A motion to approve as presented was made by Commission member Deegans and seconded by Commission member Johns. With five (5) in favor, the motion carried.

Public Hearing: Colin Rose, Washington Street Pub, 109 East Washington Street ~ Install new sign with the name Washington Street Pub

The sign has already been installed. The motion to approve as presented was made by Commission member Johns and seconded by Commission member Craddock. With five (5) in favor, the motion carried.

Public Hearing: American Legion, 813 Jefferson Street ~ Remove existing awning and install a metal awning with wooden frame

Zoning Officer Ford stated the American Legion's budget is \$1,000. Deegans suggested that perhaps the business renting the store in the front of the building could chip in for the new awning since they "would really benefit." Lindquist asked whether an awning was actually needed. "It would look more attractive without one." Olson said it looks as though several options are presented, including to approve demolishing the existing awning. Without a representative present at the meeting, a motion to table the item to the next meeting was made by Commission member Craddock and seconded by Commission member Deegans. With five (5) in favor, the motion carried.

Public Hearing: Lance Syner, 108 Greenbrier Avenue ~ Remove and replace existing overhead door with a service door, sidelights and wall, add recessed exterior lights to an existing bay window

projection, remove and replace concrete driveway with materials to match and add a trench drain

Jerry Janiga presented photos, sketches and paint colors to demonstrate the detailed changes to the residence. The trench will run the length of the wall and the colors will match existing colors on the City of Lewisburg

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structure. A motion to approve the application as presented was made by Commission member Lindquist and seconded by Commission member Craddock. With five (5) in favor, the motion carried.

COMMENTS from the CITY MANAGER: Jacy Faulkner stated she has received approval from the West Virginia State Historical Society to present a one-day windows workshop with \$4,200 in awarded grant funds plus a match of \$1,800 from the City of Lewisburg. The workshop will address new information for interested attending parties. Faulkner said the SHPO office will provide assistance and Architect Consultant Michael Mills also offered his services. Faulkner was commended for her work on the proposal and grant award.

COMMENTS from the COMMISSION: Deegans brought up a concern for the condition of a house on McElheny Street, owned by New River CTC [state owned property], which he suggested the HLC could find a way to salvage. Janiga said he was interested in purchasing the property if it was for sale. Deegans stated sending a letter of concern to the college to start a dialog.

With the arrival of Andrew Young, the applicant for the American Legion awning replacement, the discussion continued following the motion to remove the item from a tabling action, made by Commission member Lindquist and seconded by Commission member Johns, and favored by all present.

Young was very firm in insisting that the awning be removed and replaced with a metal one supported by wood framing. He said he looked at the work done at Montwell Commons and agreed to meet all code expectations. He was equally firm that a canvas awning would not hold up and instead wanted to build a "solid structure," which he likened to the military. Mills said he respected Young's intent and mentioned another wood/metal awning under way at the Wild Bean. An agreement was set with breaking the awning into two parts, separated by approximately 6 inches for a more pleasing aesthetic look. Olson stated a condition that Mills work with Young via email to have a look at final drawings and materials, which are to be submitted to the HLC before the work is done. Craddock asked that the motion include that the HLC made a special exception due to the location. The motion to approve with the above stated conditions was made by Commission member Deegans and seconded by Commission member Craddock. With four (4) in favor and one (1) opposed (Deegans), the motion carried.

The next meeting is scheduled for July 8, 2019.

ADJOURNMENT: The meeting was adjourned at 6:20 p.m. in a motion by Commission member Lindquist and seconded by Commission member Johns.

Respectfully submitted
Peggy Mackenzie,
Recording Officer