

City of Lewisburg
Historic Landmarks Commission
Meeting Minutes ~ November 18, 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; Zoning Officer Gary Ford, Planning & Zoning Clerk Marsha Cunningham, City Manager Jacy Faulkner, Recording Officer Peggy Mackenzie

VISITORS: David Beatty, Roger Dolan, Mayor Beverly White

CALL TO ORDER: The meeting was called to order at 5 p.m. by Commission Chair Carol Olson. There were no comments offered by the visitors present.

APPROVAL OF MINUTES: The minutes of *October 21, 2019* were approved as presented in a motion by Commission member Skip Deegans and seconded by Commission member Paul Lindquist. With all in favor, the motion carried.

Public Hearing: David Beatty, Heal, 278 Lafayette Street ~ Sign permit

Dr. Beatty stated he is transitioning from working full-time to part-time at the osteopathic school to open an office on Lafayette Street in the former McClure dental office to form a co-working space with other healing practitioners. The proposed black metal sign will have the letters in the word HEAL cut out of the metal. Below the 24" x 14.5" sign, separate metal signs will hang from a chain indicating the different services offered. Beatty submitted images of the bracket, also black metal. The additions to the HEAL sign will count toward the 12-square foot sign limit and will meet the height limit, Beatty said. A motion to approve as presented was made by Commission member David Craddock and seconded by Commission member Donna Johns. With all in favor, the motion carried.

Public Hearing: Roger Dolan, 1056 Washington Street, The Wild Bean and Thunderbird Taco
Replace cap of building with 6" metal coping with drip edge

Zoning Officer Gary Ford provided a detailed record of various meetings with Dolan, Joshua Adamo and Jerry Janiga beginning in May 2019 in dealing with the terracotta cap, which was preferred by HLC and Architect Consultant Michael Mills to remain, preserving the original capping of the building. The problem, Dolan said, is since the cap is not wide enough for the building, water has been leaking down inside the wall causing damage. Furthermore, Dolan cannot find a wider terracotta cap. Also, there are many broken pieces along the top edge. The solution, with winter coming, is to install a metal coping with a drip edge.

Chair Olson stated that a phone call with Mills and City Manager Jacy Faulkner resulted with the conclusion that, although it is sad to lose the terracotta cap, another solution was needed. A motion to approve, with the condition the previous motion be changed to allow a 6-inch black metal coping with a drip edge be install at the top of the building instead of the original terracotta cap. The motion was made by Commission member Lindquist and seconded by Commission member Donna Johns. With all in favor, the motion carried.

COMMENTS from ZONING OFFICER: Ford listed several projects:

~ Dr. Erskin has already re-roofed his residence, changing the color from brown to gray. He gave an administrative approval. There were no objections from the HLC.

~ Colin Rose's Lee Street circa 1916 residence originally had round railing posts on the front porch, but since none could be found, Contractor Tom Mansheim had installed square ones instead. Olson said they would be acceptable, provided that they do not appear as if they were original.

~ Paul Thomas's 3-year old permit will be updated without changes.

~ Windows at Greenbrier Real Estate building are being installed.

~ Ford also mentioned attorney Robert Frank and Dr. Karrs' building without details.

COMMENTS from the COMMISSION: City Manager Jacy Faulkner reported on the document from the West Virginia Municipal League handbook, which included videos on ethics and open government proceedings. Olson had three small points to make:

~ There can be no gifts or favoritism construed by applicants or property owners asking for recommendations from HLC.

~ Although the sign guidelines include materials that are particularly good, the HLC must make sure not to show favoritism. Olson noted an example when sign maker Brad Cornwell had asked her for a letter of endorsement from Olson. She agreed to do so personally, but not on HLC letterhead. In another instance the town of Hinton requested a reference. Olson gave four names of restorers.

~ Under the category of being challenged under due process (in court if needed), when touring properties, only two commissioners are present at one time, and when all are together, there is no discussion.

Other comments: Deegans asked about the fixture installed at the Clingman Center. Ford said it was erected without a permit. The O-school does not own the building and is renting the space for classes. The Democratic headquarters on Court Street has not applied for a permit for their sign. Ford said he will take it down. The Stratton Alley signs have a temporary permit for 15 days, according to P&Z Clerk Cunningham, and the Methodist Church has a temporary sign to run for 31 weeks. The temporary sign language in the HLC code needs review, Olson said.

ADJOURNMENT: The meeting was adjourned at 5:45 p.m. in a motion by Commission member Lindquist and seconded by Commission member Deegans.

Respectfully submitted,
Peggy Mackenzie
Recording Officer