

MINUTES
HISTORIC PRESERVATION COMMISSION
May 1, 2009

MEMBERS PRESENT: Scott Sogge, Jean Kessloff, Duane Baumgartner, John Wagner, Pat Roseland, David Viall

OTHERS PRESENT: John Walker, Peter Schmid, Aaron Costello, Michelle Dennis, Marcia Elkins, Sharlene Mitchell

Call to Order

Roseland called the meeting to order at 7:30 a.m.

1819 West Boulevard (09RS010)

Schmid presented the request for the four window alterations that have been installed on the original house. Schmid indicated that per his conversation with Karen Bulman a new building permit and 11.1 Review application are required for the completed work. Schmid briefly reviewed the new window sizes in relationship to the original window sizes noting that neither he or his contractor were aware that a building permit was required to replace windows when the window opening size is altered.

In response to a question from Viall, Schmid indicated that the bedroom casement windows did not require a building permit as there was no alteration of the rough opening.

Discussion followed regarding the changes to the original approved plans that had not been presented for 11.1 Review. Elkins clarified that only work requiring a building permit triggers the 11.1 Review process.

Wagner moved to recommend a finding that the four (4) window alterations in the original house including the kitchen window, the south side upstairs bedroom window, the northwest side upstairs bedroom and the northeast side upstairs bedroom window on the property located at 1819 West Boulevard will have an adverse effect on historic property. Kessloff seconded the motion.

Discussion followed regarding the distinctive architectural features of the house that have been lost with the new construction. In response to a question from Schmid, Viall indicated that the change in window sizes and loss of the divided light window pattern are distinctive architectural features. Kessloff stated that the installation of new windows, alteration of the window rough openings and removing the divided light features are changes that would result in an adverse effect. Discussion followed regarding the ability to install interior and exterior simulated divided lights to the windows.

Schmid indicated that his main concern is budget and having safe reliable windows noting that retention of the contributing status of the home is not a primary concern.

The motion to recommend a finding that the four (4) window alterations in the original house including the kitchen window, the south side upstairs bedroom window, the northwest side upstairs bedroom and the northeast side upstairs bedroom window on the property located at 1819 West Boulevard will have an adverse effect carried unanimously.

Schmid encouraged the Commission to provide more public education on the responsibilities of living in a historic district. Schmid indicated that he was unaware of the property's contributing status and the impact that status would have on their making alterations to the home.

Wagner indicated that Schmid was advised of the 11.1 Review process when applying for the initial building permit noting his responsibility to take advantage of the available information.

Adjourn

There being no further business the meeting was adjourned at 8:38 a.m.