Historic Preservation Board

AGENDA ▪ March 4, 2015

Welcome!
We are glad you have joined us for today’s meeting. The Historic Preservation Board (HPB) is an advisory board to City Council composed of citizen members who voluntarily and without compensation devote their time and talents to historic preservation issues in the community. All HPB recommendations are subject to final action by City Council. Issuance of Certificates of Appropriateness are subject to approval of all appropriate City Bureaus. The Minutes of today’s meeting are tentatively scheduled to be presented at the City Council meeting on Monday, March 23, 2015, for approval of recommended actions. Any person desiring to appeal a recommended action of the Board should observe the notice regarding appeals below. CAUTION: Untimely filing by any appellant shall result in an automatic denial of the appeal.

General Rules of Order
In accordance with Section 286.0114, Florida Statutes, any member of the public can be heard on any matter before the board today. If the item is listed on the consent agenda, you may ask that the item be pulled and placed on the regular agenda. You may then speak on that item when discussed on the regular agenda.

The Board is pleased to hear all non-repetitive comments. However, since a general time limit of five (5) minutes is allotted to the proponents/opponents of an issue, large groups are asked to name a spokesperson. If you wish to appear before the Board, please fill out an Appearance Request/Lobbyist Registration Form and give it to the Recording Secretary. When you are recognized by the Chairperson, state your name and address and speak directly into the microphone. ROBERTS RULES OF ORDER govern the conduct of the meeting. Persons with disabilities needing assistance to participate in any of these proceedings should contact the Historic Preservation Officer at 407-246-3350 at least 24 hours in advance of the meeting.

Appeals
Requests for approval of Certificates of Appropriateness are quasi-judicial matters (implementing actions) and hearings are to be conducted subject to the Florida Supreme Court ruling in Board of County Commissioners of Brevard County v. Snyder. The Board’s decision must be supported by “competent substantial evidence.” Persons dissatisfied with a board recommendation in such matters may be entitled to a de novo (new) hearing before an independent Hearing Officer in accordance with the provisions of Chapter 2, Article XXXII, of the City Code. A request for a new hearing (appeal) must be filed with the Historic Preservation Board Recording Secretary by 5:00 p.m., Wednesday March 11, 2015. There is a $250 fee for this appeal. The HPB Recording Secretary is located in the City Planning Division on the 6th floor of City Hall.

Any person who desires to appeal any decision at this meeting will need a record of the proceedings and for this purpose may need to ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which the appeal is made.

Thank you for participating in your government and making Orlando truly “The City Beautiful.”
OPENING SESSION

- Determination of Quorum
- Pledge of Allegiance
- Introduction of Board Members & Staff
- Consideration of the February 4, 2015 Minutes

CONSENT AGENDA

1. Case No.: HPB2015-00015, 5 Hill Avenue

   Applicant/Owner: Minesh Patel, 5 Hill Avenue, Orlando, Florida 32801
   District: Lake Lawsona Historic District (Commission District 4)

   The applicant is requesting a Major Certificate of Appropriateness to construct a detached, two story garage with apartment above on the east side of the property.

   **Recommended Action:** Approval of the request subject to staff conditions of approval as follows:

   1. All changes to this proposal to be reviewed and approved by the HPB Minor Review Committee prior to permitting.
   2. Windows on the east side of the second floor of the garage shall be non-vision.
   3. Windows shall match the main house in design, material, inset and have dimensional, exterior muntins.
   4. No mechanical equipment may be located between the east side of the garage and the property line.
   5. Proposed garage shall be set back 10 feet from rear (East) property line as previously approved.
   6. Final driveway plan shall be reviewed by HPB Minor Review Committee prior to permitting.

REGULAR AGENDA

2. Case No.: HPB2015-00019, 1004 E. Central Blvd.

   Applicant/Owner: Chris and Kathy Lawson, 1004 E. Central Blvd., Orlando, FL 32803
   District: Lake Lawasona Historic District (Commission District 4)

   The applicant is requesting a Major Certificate of Appropriateness to rebuild the non-contributing house adding a second floor containing approximately 1000 square feet of living space using Mediterranean Revival details.

   **Recommended Action:** Approval of the request subject to staff conditions of approval as follows:

   1. All changes to this proposal shall be reviewed and approved by HPB Minor Review Committee prior to permitting.
   2. Windows shall have the same inset on the second floor as the ground floor and have dimensional muntins similar to historic windows.
   3. All the windows on the east façade shall have consistent muntin patterns
   4. Roof eave and window trim details shall be consistent with the Mediterranean Revival Style.
   5. Roof tile, railing and stucco texture shall require additional Minor Review.
3. Case No.: HPB2015-00016, 721 Delaney Avenue

Owner/Applicant: Elena Pathak, 721 Delaney Avenue, Orlando, FL 32801
District: Lake Cherokee Historic District (Commission District 4)

The applicant is proposing to demolish the existing 2-story garage apartment and to build a new 2-story garage apartment.

Recommended Action: Approval of the request subject to staff conditions of approval as follows:

1. All changes to this proposal shall be reviewed and approved by HPB Minor Review Committee prior to permitting.
2. The slate roof tile shall be salvaged and reused if possible.
3. All details and materials shall be consistent with the existing historic house and garage.

OTHER BUSINESS

- General Appearances
- Report on Minor Reviews (February)
- Publications and Awards Committee selected the 2016 Calendar theme.

ADJOURNMENT