



HISTORIC PRESERVATION BOARD

MEETING INFORMATION

Location

City Council Chambers
2nd Floor, City Hall
One City Commons
400 South Orange Avenue

Time

4:00 p.m.

Board Members

Cindi Parker, Chairman
Ted Maines, Vice Chairman
David Blackwood
Clifton Bruce
Cathy Cline
Raymond Cox
Karin Martin
Rick Pullum
Hilary Stevens

AGENDA ■ AUGUST 4, 2004

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 will be presented at the City Council meeting on **Monday, August 23, 2004**, 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

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 Chairman, 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 Recording Secretary at (407) 246-3416 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, August 11, 2004**. 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 July 7, 2004 Minutes.

CONSENT AGENDA**1. Recommended Approval, HPB2003-00222, 55 WEST CHURCH STREET**

Applicant: Beck Development, LLC, 1560 Orange Avenue, Suite 150, Winter Park, Florida 32789
Owner: 55 West on the Esplanade, 4300 West Cypress Street, Suite 1075, Tampa, Florida 33607
District: Downtown Historic District (District 5)

Request for approval of Certificate of Appropriateness to make alterations to the top of the proposed building.

Recommended Action: Approval of the request based on staff recommendation.

2. Recommended Approval, HPB2004-00160, 635 DELANEY AVENUE

Applicant/Owner: Bruce M. Harris, 250 S. Orange Avenue, Suite 100, Orlando, Florida 32801
District: Lake Cherokee Historic District (District 4)

Request for approval of Certificate of Appropriateness to construct a side porch and replace two windows with a pair of French doors and side-lights.

Recommended Action: Approval of the request based on staff recommendations subject to the following conditions: 1) Add one more column to match in the center of the 22-foot span of the porch addition; 2) All alterations to these plans shall be approved by the Minor Review Committee prior to permitting.

3. Recommended Approval: HPB2004-00136, 608 EAST CONCORD STREET

Applicant: Allen Arthur, 301 North Fern Creek Avenue, Orlando, Florida 32803
Owner: Richard & Nguyet Sobel, 101 Passage Point, Peachtree City, Georgia 30269
District: Lake Eola Heights Historic District (District 4)

Request for approval of a Certificate of Appropriateness to construct a single-family residence and a detached 2-car garage.

Recommended Action: Approval of the request based on staff recommendation subject to the following conditions: 1) Separate the house and garage by at least 5 feet; 2) Use 2 vehicle doors on the front of the garage; 3) Use similar windows and roof detailing on both structures; 4) Make the following changes to the front façade: a) Reduce the front wall of the dormer by 12 inches; b) Beef up the tapered columns so that the bases are 16 inches and the tops are 10 inches; c) Lower the front windows so they are at the same height as the front door; d) Bring the main body of the porch forward so the eaves match the projecting section of the porch; e) The finish floor of the porch is to be 18 to 24 inches above grade with at least 2 steps leading to it; f) Use a front door that is more appropriate to the style; g) Reduce the number of window types to 5; 5) All changes to these plans shall be approved by the Minor Review Committee prior to permitting.

REGULAR AGENDA

4. Recommended Approval, HPB2004-00135, 1314 EAST WASHINGTON STREET

Applicant/Owner: Kevin Spear & Sara Isaac, 1314 East Washington Street, Orlando, Florida 32801

District: Lake Lawsona Historic District (District 4)

Request for approval of a Certificate of Appropriateness to construct a carport and a one and one-half story rear addition.

Recommended Action: Approval of the request based on staff recommendation subject to the following conditions: 1) Waive the 180-day waiting period for the demolition.

5. Recommended Approval, HPB2004-00174, 614 EAST LIVINGSTON STREET

Applicant/Owner: Derek Cavilla & Terry Roberts, 614 East Livingston Street, Orlando, Florida 32803

District: Lake Eola Heights Historic District (District 4)

Request for approval of Certificate of Appropriateness to demolish the existing garage and construct a 3-car, 2-story garage apartment.

Recommended Action: Approval of the request based on staff recommendation subject to the following conditions: 1) In order to continue the traditional development pattern, the garage apartment shall be located 5 feet from the rear property line; 2) Waive the 180-day waiting period for the demolition of the garage.

ADJOURNMENT

- 2005 Historic Preservation Board Calendar—Publications Committee will meet in Conference Room U immediately after the regular meeting.