



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

Raymond Cox, Chairman
Ronald Blair, Vice Chairman
David Blackwood
Clifton Bruce
Cathy Cline
Catherine Galgano
Annetta Igou
Scot Smotherman

AGENDA ■ NOVEMBER 1, 2006

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, December 11, 2006**, 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, November 8, 2006**. 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 October 4, 2006 Minutes.

CONSENT AGENDA

1. Recommended Approval, HPB2006-00248, 1023 EAST LIVINGSTON STREET

Applicant/Owner: Jeffrey & Josette Weibel, 1023 East Livingston Street, Orlando, Florida 32803

District: Lake Eola Heights Historic District (District 4)

Request for approval of Certificate of Appropriateness to construct a garage apartment in the rear yard (in the same style as the existing home).

Recommended Action: Approval of the request based on staff recommendations, subject to the following conditions:

- 1) *All changes to plans must be approved by the HPB Minor Review Committee prior to permitting.*

REGULAR AGENDA

2. Recommended Approval, HPB2006-00207, 710 EAST CONCORD STREET

Applicant/Owner: Tamara Gегelman, 104 South Lawsona Boulevard, Orlando, Florida 32801

District: Lake Eola Heights Historic District (District 4)

Request for approval of Certificate of Appropriateness to remove the existing porch and replace with a new porch with a gable roof; remove existing shingled roof over front windows and replace with copper roof; new front door with sidelights and transom; aluminum windows to be replaced with new windows; shutters on each side of windows; remove five windows and add two windows; replace carport; re-shingle roof with black architectural shingles; new smooth stucco finish to tie in additions; remove old storage building in the back; and paver the driveway and front walk.

Recommended Action: Approval of the request based on staff recommendations, subject to the following conditions:

- 1) *All changes to plans must be approved by the HPB Minor Review Committee prior to permitting;*
- 2) *Replacement windows to be 6/1 to match original windows on the front of the house;*
- 3) *Colonial revival details of the entry porch need to be refined (i.e., roof slope, eave detail, column number and placement);*
- 4) *Submitted plans do not show chimney and that element should remain;*
- 5) *Shutters on the principal façade should be equal to 1/2 the width of the window;*
- 6) *Waive the 180-day waiting period for demolition of the garage structure.*

3. Recommended Approval, HPB2006-00249, 611 EAST CONCORD STREET

Applicant/Owner: Carolyn Burleson-Webb, 611 East Concord Street, Orlando, Florida 32803

District: Lake Eola Heights Historic District (District 4)

Request for approval of Certificate of Appropriateness to construct an attached two-story garage addition/apartment on the left side/rear of the home.

REGULAR AGENDA (Cont'd.)

Recommended Action: Approval of the request based on staff recommendations, subject to the following conditions:

- 1) *All changes to plans must be approved by the HPB Minor Review Committee prior to permitting;*
- 2) *The siding material should be consistent with the main house in terms of material, texture, orientation and exposure;*
- 3) *Windows on the east and west façade to have a more vertical proportion.*

4. Recommended Approval, HPB2006-00066, 1309 EAST WASHINGTON STREET

Applicant/Owner: Mason & Cassie Turner, 1309 East Washington Street, Orlando, Florida 32801

District: Lake Lawsona Historic District (District 4)

A request for approval of Certificate of Appropriateness to demolish an existing rear addition and construct a new, two-story rear addition, and renovate the existing guesthouse.

Recommended Action: Approval of the request based on staff recommendations, subject to the following conditions:

- 1) *All changes to plans must be approved by the HPB Minor Review Committee prior to permitting;*
- 2) *Demolition is to be strictly limited to areas shown at the rear of the house. Shore and support as necessary to maintain structural integrity of the historic home;*
- 3) *Addition should be setback from west property line to conform to current setback requirements of five (5) feet;*
- 4) *Gate on driveway should be moved to meet the minimum parking requirement of two spaces behind the front yard setback (approximately 36 feet needed);*
- 5) *Horizontal windows on addition on the south gable should be removed and replaced with central pair of small vertical windows;*
- 6) *Horizontal windows on the east façade of the addition should be vertical in nature;*
- 7) *New gable vent details should match the existing gable vent.*

OTHER BUSINESS

- Todd Cohen has resigned from the board. We are seeking a replacement for him.
- Cathy Cline will need to be replaced on the board with someone who lives within the Lake Copeland Historic District per Section 65.131(j) of City Code. If you know of anyone who would be interested, please refer them. (Current total vacancies/replacements 3).

ADJOURNMENT