

WINCHESTER HISTORIC PRESERVATION COMMISSION

Minutes for the meeting held on Sept. 15th, 2016

A meeting of the Winchester Historic Preservation Commission was held on Thursday, Sept. 15th @ 6:00 p.m. at City Hall in the City Commission Chambers. J.R. Wilhite, Chairman, presided.

Commissioners present: Chairman J. R. Wilhite, Mark Arnold, Chris Thornbury, Drew Graham. Commissioners Jack Jones & Bobby Shook were absent. **Additional attendees:** *Planning Staff* – Debbie Greene. *Guest* – Sherry Richardson.

COA #HD-08-16 - 27 & 29 N. Main St. – Howard's Over Head Doors – Awnings, redo storefront for 27 N. Main, add new windows & repaint 29 N. Main St. Sherry Richardson was there to speak about what they are planning on doing. Mrs. Richardson said they are cleaning it up and would like to add a new store front for 27 N. Main St. they would also like to recover the existing awning. Mrs. Richardson said they propose adding new windows across the front and down the side with the same size windows as current windows. She said the store front will be similar to the Child Support office and Jeff Phelp's building. Her storefront isn't historic right now. The concept is floor to ceiling glass. The business will be visible. No lettering will be on the storefront just on the awning, with a clean look. She said at 29 N. Main St. they want to paint it. It has already been painted in the past. She said maybe a taupe color. They would like to add an awning to this building also. The business would be in 27 N. Main and 29 N. Main would be rental property. Chairman asked if they plan on doing any work to the back of the building? Mrs. Richardson said they would replace the old garage door. She stated at this point the upper floors will not be used. She stated they would also be replacing the front doors. Chairman Wilhite said the COA they are requesting will be consistent with our guidelines. Mrs. Richardson said they are planning on painting the fire escape. Chairman Wilhite said we could just approve that in the COA tonight. Mr. Graham made a motion to approve the COA's for 27 N. Main & 29 N. Main St. Mr. Thornbury made a 2nd motion to approve the COA'S motion passed unanimously.

Documentary Video update: Chairman Wilhite hasn't received any new videos from Arthur Rouse this month. He said Mr. Rouse said the new completion date would be Oct. 1st 2016. This will consist of 8 or 9 short videos. One will be on Truman's presidential whistle stop campaign down on Depot Street. Mr. Rouse has located the tape on this.

Consideration of Minutes: July 21st, 2016, August 18th, 2016 & August 25th, 2016
Chairman Wilhite presented the above minutes. Mr. Arnold made a motion to approve all the minutes with a correction on the August 18th minutes. Mr. Graham made a 2nd motion. Motion carried unanimously.

Historic preservation awards update: Chairman Wilhite reported that the Heritage Commission has voted to continue the awards program in 2017. The Awards Committee has discussed program revisions, including adding new categories, reducing project completion to the last 24 month, and holding the awards ceremony in May, Historic Preservation month. Mr. Thornbury made a motion to do the preservation awards again next year. Mr. Arnold made a 2nd motion to approve. This was approved unanimously.

Sphar Building: Chairman Wilhite gave an update on the Sphar building. He doesn't have any proposals for the national registry survey. He does have the cost on renovating the building. GRW divided the projects into what the cost would be to preserve the shell and the various options to finish it out. To fix the shell is around 1.7 or 1.8 million dollar project. The tax credits would help finish the fit up on the building.

Helen Thomas Plaque: We will discuss this with Rachel Alexander when she comes to the next meeting.

Staff Comments: Chairman Wilhite said Mr. Jeffries – Planning Director sent us a note he would like us to look at our standards for projecting signs. Mr. Jeffries is recommending our maximum size to be 12 sq ft. HPC guidelines are 8 sq ft right now. Chairman Wilhite said the Commission will look at it and make a decision at a later time. Chairman Wilhite said he would be going to the City Commission on Tuesday Oct. 4 to make a brief presentation on our work, he said he will discuss the COA's the HPC Commission have approved as of now. All of the COA's presented so far have been approved. The other item he will take to the City Commission will be to present the City the certificate they didn't get in August for Historic preservation award. And the last thing Chairman will be presenting to the City Commission will be the update on the Documentary.

Public Comments: There were none.

Adjournment: Mr. Arnold made a motion to adjourn, Mr. Graham 2nd the motion. Meeting was adjourned at 6:30pm.

Planning Director

Chairman