

Jerry Bolton
Linda Williams
Marti Moronko



Alan Herrington

Bun Price

Julie Abston, Chair

NOTICE OF MEETING
HISTORIC LANDMARKS COMMISSION AGENDA
TUESDAY, DECEMBER 17, 2013 at 4:00 PM
CITY COUNCIL CHAMBERS
504 N. QUEEN STREET
PALESTINE, TEXAS

A. CALL TO ORDER

B. CITIZEN COMMENTS

C. APPROVAL OF THE MINUTES

- 1) Consider the minutes for the November 19, 2013 HLC Meeting.

D. VICE-CHAIR APPOINTMENT

- 1) Discuss and consider appointment of Vice-Chair.

E. BEAUTIFICATION AWARDS

- 1) Properties as nominated by the Historic Landmarks Commission.

F. STAFF UPDATES CONCERNING HLC MATTERS

- 1) Procedures for demolition by neglect affecting Palestine Landmarks and properties within a Historic District.
- 2) Revisions to the Design Guidelines Handbook for historic property owners.

G. ADJOURN

CERTIFICATION

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in the outdoor bulletin board at the main entrance to City Hall, 504 N. Queen Street, Palestine, Texas, on the following date and time:

December 13, 2013 at 2:00 p.m.

A handwritten signature in blue ink, appearing to read "Jacob Morris".

Jacob Morris
Historic Preservation Officer

In compliance with the Americans with Disabilities Act, the City of Palestine will provide for reasonable accommodations for persons attending Historic Landmarks Commission meetings. Requests for accommodations or interpretive services must be made 48 hours prior to the meetings. Please contact the City Secretary's office for further information at 903-731-8414.

due to use of a different type of metal roof, or an application to a building from another era and style than his.

- He concluded that his building, which was a mid-century modern building over 50 years old, was a different style than other commercial buildings in the district, so a metal roof is more appropriate for the style of his building, and his choice of a simple style of roofing in a muted color would not distract or take focus from the other buildings in the district.

Mr. Jerry Toole –provided a sample and demonstrated its construction and assembly.

Discussion:

Commission:

The Commission discussed the request as follows:

Commissioner Williams expressed concerns that it would be unfair to approve the metal roof, since other cases had been denied previously.

Commissioner Moronko stated that since this building is in a commercial district, the other cases regarding metal roofs were not comparable.

Commission requested further information from staff as to whether the other metal roofs in the district were in-place at the time the district was created, or if they were approved by a previous Historic Landmarks Commission.

Development Services Director, Jeffrey Lyons and Secretary Alene Leveston researched the question. Jeffrey Lyons reported that the district has been in existence since 1992, and the Sacred Heart Church had roof permits in 2011 and 2012.

Commissioner Price stated that he recalled the Sacred Heart roof installation sometime since he moved to Palestine approximately 10 years ago.

Since Commissioner Herrington was the applicant, he left the room for the duration of the vote, and did not vote himself.

Commission Action: Certificate of Appropriateness was denied as submitted.

Motion: Williams

Second: Moronko

Vote: 3 to 2

STAFF UPDATE CONCERNING HLC MATTERS

1. Jeffrey Lyons and Jacob Morris reported that they, in consultation with City Attorney, have been developing changes to the ordinance concerning procedures for Demolition by Neglect, that would ensure that it would provide due processes for property owners facing possible findings of Demolition of Neglect, while ensuring that appropriate penalties are enforced for Demolition by Neglect.
2. Historic Preservation Officer Jacob Morris reported that he and Jeffrey Lyons had discussed the survey and were developing a strategy for implementation. He requested input from Commissioners regarding possible sources for volunteers, as well as suggestions regarding how to best prioritize which districts to prioritize based upon available volunteers.
3. Historic Preservation Officer presented a draft of a Design Guidelines Handbook

designed to be an approachable summary of the Historic Preservation Ordinance, the Landmarks and Districts, and the major points of the applicable design guidelines in effect in Palestine. He requested suggestions for revisions and improvements. Commissioner Price suggested printing in color glossy format was preferable because it was more appealing, making the public more likely to read it.

ADJOURNMENT:

Commission Action: Meeting adjourned at 4:55 PM.

Julie Abston, Chairman

Jeffrey Lyons, Development Services Director