



**CITY OF WINTER PARK  
HISTORIC PRESERVATION BOARD**

9:00 a.m.  
August 12, 2015  
Commission Chambers  
401 Park Avenue South

**MINUTES**

1. Call to order. The meeting was called to order at 9:05 a.m.

Present: Vice-Chair Rebecca Talbert, Genean McKinnon, Phil Wood, Laura Armstrong, and Bill Segal. Absent: Candace Chemtob, Louise Sprimont, and Phil Kean. Also Present: City Attorney Thu Pham. Staff: Planning & Community Development Director Dori Stone and Recording Secretary Lisa Smith.

2. Approval of Minutes.

**No action was taken on minutes at today's meeting.**

Public Comments:

No one wished to speak. Public comment was closed.

Action Items:

COR 15-007 Request by John M. Brennan, Sr., including variances, to demolish the existing single car garage and add a freestanding two car garage with a second floor accessory dwelling unit at the rear of his property located at 814 Antonette Avenue. Variances are requested for five foot side and rear setbacks. Contributing historic resource listed in the College Quarter Historic District. Zoned R-1AA. Parcel ID #07-22-30-1490-01-100.

This request was tabled at the request of the applicant.

Selection of Chair and Vice Chair

Mrs. Stone noted that three of Board members are absent from today's meeting. She gave the Board members in attendance the option of tabling this item or taking action at today's meeting. Consensus of the Board members present was to take action today.

A motion nominating Bill Segal as Chair was made by Genean McKinnon, and seconded by Laura Armstrong. Ms. Talbert offered her name for Chair/Vice Chair due to length of time she has served on the board. There was no second on the motion. The original motion carried unanimously.

A motion nominating Phil Wood as Vice-Chair was made by Genean McKinnon, seconded by Bill Segal. Motion carried with a 4-1 vote. Rebecca Talbert voted against the motion.

3. HPB Ordinance Discussion: Incentives for historic preservation and Citizen committee report with Guest speaker Frank Hamner

Mrs. Stone followed-up on the discussion from the July work session. She stated that the items that staff has been concentrating on is membership criteria for the CLG requirements and the district issue vote and percentage. She reviewed the memo that was distributed by Mr. Segal at the previous meeting from Michael Zimny with the State Historical Resources Department that discusses the CLG criteria. She noted that information was distributed by staff in July that details what a CLG is. She noted that the language has been in the current ordinance since 2001. Mr. Segal gave his concerns in regards to the CLG. He explained that the packet distributed by staff seems to be the federal government's criteria for the grant and has never officially been adopted by the state. He requested that staff do further research and bring back to the Board answers to the following with regard to the CLG: where the rule comes from; the application the city is required to file with the state in order to become a CLG; what are the city requirements once CLG status is granted; and what are the rules regarding membership on the local board. Mrs. Stone responded that staff will get more specifics to answer his questions.

Mrs. Stone stated that staff is working on getting a final draft of the ordinance ready to be on the City Commission agenda for the first meeting in November.

Attorney Frank Hamner was present to provide a detailed review of the proposed changes offered by the Citizen's Committee. He distributed a color-coded draft ordinance with changes proposed by the City staff versus proposed changes of the citizen committee; an overview of the historical preservation review process; guidelines for becoming a district; and proposed demolition criteria. Mr. Hamner reviewed the ordinance amendments with Board members by going page by page. He responded to questions raised by each board member.

Mrs. Mc Kinnon left the meeting at 11:15 a.m.

Chair Segal recessed the meeting at 11:10 a.m. and reconvened the meeting at 11:15 a.m.

Motion made by Rebecca Talbert, seconded by Bill Segal to meet again on Wednesday, August 19<sup>th</sup> at 1:30 to take action on the draft ordinance. Motion carried unanimously.

4. Adjournment. There was no further business. The meeting adjourned at 12 noon.

Respectfully submitted,

Lisa M. Smith,  
Recording Secretary