



**Landmark Preservation Board
Thursday, December 6, 2012**

Meeting Minutes

Common Council Chambers

CALL TO ORDER

Chairman Don Radke called the meeting to order at 8:30 a.m.

ROLL CALL

Members Present: Louise Birkhead, Bob Haley, Dan Leary, Julia Marshall, Jeff Romano, Don Radke, Joe Saya

Excused: Cynthia Carrington Carter

Staff: Kate Auwaerter

APPROVAL OF MINUTES

J. Romano made a motion to accept the minutes of November 15, 2012 as submitted, which was seconded by D. Leary. The minutes were approved unanimously with the following revisions:

ROLL CALL

Members Present: Louise Birkhead, Cynthia Carrington Carter, *Bob Haley*, Dan Leary, Julia Marshall, Jeff Romano, Don Radke

OLD BUSINESS

Project Site Review: 201 S. Salina Street (White Memorial Building). ...It was noted that that some of the windows had arched upper sashes. In addition, the curved horns on the meeting rail of the upper sash were also noted as significant *and should be replicated in-kind*.

OLD BUSINESS

Project Site Review 753 N Salina Street. The applicant, Larry Senser, presented his proposal to rehabilitate the façade of 753 N. Salina Street, which is located in the North Salina Street Historic District and is the earliest building in the district. Although vacant at present, the ground floor has been used for office and the second floor for office and residential purposes. The applicant plans to use the downstairs for his law practice. He has no plans currently for the second-story space. The proposal calls for the replacement of the pink faux brick siding with clapboard siding, the installation of aluminum-clad double-hung windows on the second floor, two new doors on the first floor and the rearrangement of a picture window on the first floor. K. Auwaerter referred the board to an image from the OHA showing a portion of the property as it appeared c. 1900. The image shows a clapboard sided building with symmetrically arranged, multi-paned windows on the first and second floors flanked by narrow shutters, no picture window and no entrance on the northside of the front façade (the current office doorway).

After discussion with the applicant, the board recommended the following: The proposed new windows should have an 8-over-1 muntin pattern, although an 8-over-8 pattern would also be acceptable. The muntins should be exterior applied with at least a ½” profile rather than flat grilles located between the glazing. The existing first-floor picture window should be replaced with a window to match (size, design and material) the windows proposed for the second floor. The window should be aligned directly below the center window on the second floor. The historic image of the property indicated that the original shutters appeared to be “quarter shutters” that folded in half and back when not in use, giving them a

narrow appearance against the face of the building. In order to match this appearance, the board recommended that the new shutters be narrower than proposed -- 8" wide rather than 10" wide. After discussion with the applicant about the feasibility of going back to a single entrance into the property during which the applicant explained his desire to keep the two entrances separate, the board recommended that the entrances should have minimal trim and no fanlights. The board suggests flat pilasters to either side of the doorways finished with a simple straight cornice. The door to the upstairs stairwell should be a solid paneled door. The door to the office entrance should be half-glazed and in wood (single light above and paneling below). The board noted that the paint colors selected were acceptable.

DISCUSSION

2013 Calendar. The board reviewed the calendar for 2013 and accepted the proposed dates which K. Auwaerter will submit to the City Clerk for approval to use the Council Chambers.

James Street Zoning. Councilor Jake Barrett asked to speak to the board about concerns that the Sedgwick Neighborhood Association has about potential zoning changes or variance requests that allow for commercial uses along James Street between Dewitt Street and Teall Avenue and on the 100 block of Dewitt Street. K. Auwaerter said that she would find out what the current zoning is, what uses are allowed and what uses have been grandfathered and any proposed changes according to the new land use plan to share with the association.

ADJOURN

J. Romano made a motion to adjourn, which was seconded by J. Marshall. The meeting adjourned at 9:15 a.m.