



*SYRACUSE  
LANDMARK  
PRESERVATION  
BOARD*

**Landmark Preservation Board  
Thursday, December 2, 2010**

Meeting Minutes

8:30 am Common Council Chambers

**CALL TO ORDER**

Chairman Don Radke called the meeting to order at 8:45 a.m.

**ROLL CALL**

Members Present: Louise Birkhead, Tim Bonaparte, Kelly Colabello, Bob Haley, Dan Leary, Julia Marshall, Don Radke, Jeff Romano

Excused: Fouad Dietz

Staff: Kate Auwaerter

**APPROVAL OF MINUTES**

J. Marshall made a motion to accept the minutes, which was seconded by K. Colabello. The minutes were approved unanimously as submitted.

**OLD BUSINESS**

**CA-10-18: 1666 James Street.** K. Auwaerter reported that Randy Crawford of Crawford & Stearns would be prepared to report back to the board at its next meeting regarding his research on the repair/replacement options for steel windows. D. Radke requested that Chris Capella-Peters be invited to the meeting as well. The application was held open.

**CA-10-20: 409 Sedgwick Drive.** K. Auwaerter reported that the applicant was still investigating window replacement options and would contact the board when they are prepared. The application was held open.

**PS-10-3: 309 Van Rensselaer Street.** The board discussed the staff's recommendations regarding the exterior and interior designation of the residence (memo dated 11/30/10). J. Romano made a motion to designate 309 Van Rensselaer Street as a Local Protected Site both on the interior and exterior, based on staff's recommendations. This motion was seconded by B. Haley. In discussion, the board was in agreement that the exterior should be designated as a whole. The board then discussed the staff recommendation that only the first-floor primary spaces which include the living room, dining room and first-floor sun porch be designated as part of the Local Protected Site designation. K. Auwaerter recommended that all other spaces be considered secondary and therefore changes to these spaces would not require a Certificate of Appropriateness. She noted that the future owners of the house would be encouraged to contact staff or the board if changes to the secondary spaces were being contemplated. The board requested that the following statement from the National Park Service Preservation Brief 18 to the description of the interior designation:

*Interior components worthy of preservation may include the building's plan (sequence of spaces and circulation patterns), the building's spaces (rooms and volumes), individual architectural features, and the various finishes and materials that make up the walls, floors, and ceilings.*

In addition, the phrase "including but not limited to" should be added to all description of important primary and secondary features of the house. In reference to the difficulty of enforcing an interior designation, B. Haley was adamant that the board not use enforcement as a reason why not to recognize important historic interiors through the designation process. Finally, K. Auwaerter recommended that the property be designated under Criteria 3 and 4. J. Romano made a motion to approve the motion as amended, which was seconded by D. Leary. The motion passed unanimously.

## **NEW BUSINESS**

**Sign Waiver: 908-14 Madison Street.** The board reviewed the proposal to replace an existing sign and install a new sign at Temple Concord. In particular, it discussed the proposed sign at the corner of University Avenue and Madison Streets. B. Haley noted that the sign was out of character with the building and site. He also noted and questioned why it was a different size and design from the sign proposed for the parking lot area. He suggested that both signs should be designed in a way that better suits the character of the architecture and site. However, by a show of hands the majority of the board recommended approval of the application as submitted.

**Special Permit: 218+220 W. Division Street/717+721 N. Clinton St.** The board reviewed the application for the dog day care facility planned for the modern CMU addition at the Rotundo Warehouse building. The board recommended approval of the application as submitted.

## **DISCUSSION**

K. Colabello noted that the new owners of the bed and breakfast at 1504 James Street, which is in the Sedgwick/Highland/James District, installed a sign without going through review. Staff will check with Zoning to see if the owners filed a sign permit.

The board also discussed the recent spate of violations in the Berkeley Park Preservation District. It was agreed that a new letter should be sent out to window, fence and door vendors reminding them of the requirements within Local Preservation Districts and providing general guidelines about the types of materials that the board approves or disapproves in the districts. J. Haftka-Marshall also requested that information be posted to both the MLS for local realtors and the AIA website to inform local architects of the location and requirements of the Local Protected Sites and Preservation Districts. Staff will send letters to both the AIA and the Greater Syracuse Association of Realtors with this request.

At the request of the board, staff will also send a letter to the developers of the former Syracuse Trust Company (351 S. Salina Street) congratulating them for the work done on the historic property.

Finally, D. Radke announced that on December 8, 2010, the results of the Scottholm neighborhood survey will be presented by the Cornell University preservation students at St. Alban's Church at 1308 Meadowbrook Drive. The board discussed the potential of a Local Protected Site designation of the neighborhood.

## **ADJOURN**

L. Birkhead made a motion to adjourn which was seconded by B. Haley. The meeting adjourned at 9:30 a.m.