

1                                   **HISTORIC NEW SMYRNA BEACH**  
2                                   **PRESERVATION COMMISSION (HPC)**  
3                                   **MINUTES**  
4                                   **AUGUST 10, 2011**  
5                                   **COMMISSION CHAMBERS**  
6                                   **210 SAMS AVENUE, NEW SMYRNA BEACH, FLORIDA**

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8 Vice-Chair Nancy Ryan called the September 14, 2011 meeting to order at 5:30 p.m.

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10                                   Answering to roll call:  
11                                   Nancy Ryan – Vice-Chair  
12                                   Jean Mayo  
13                                   Virginia Schow  
14                                   Carol Edelberg

15  
16 Chairperson Ronald Sayyah was absent. Board member Allene Teague had been removed  
17 from the Board.

18  
19 Also present were staff members Gail Henrikson, Planning Manager and Kevin Jameson,  
20 Planner.

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22 **ELECTION OF OFFICERS**

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24 **Motion by Nancy Ryan, seconded by Jean Mayo, to nominate Ronald Sayyah as Chair.**  
25 **Motion passed unanimously on a voice vote, 4-0.**

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27 **Motion by Jean Mayo, seconded by Carol Edelberg, to nominate Nancy Ryan as Vice-**  
28 **Chair. Motion passed unanimously on a voice vote, 4-0.**

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30 **PUBLIC PARTICIPATION**

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32 In accordance with the City Commission Resolution #11-89, a three-minute limitation is in  
33 effect unless otherwise granted by the HPC.

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35 Dot Moore, 4725 Lingo Grove Road, Edgewater, addressed the Board. Ms. Moore stated  
36 that the National Park Service issued an Archaeology Month poster for 2011, which included  
37 the Smyrnae Settlement as one of the four featured photos on the site. Ms. Moore stated that  
38 the poster is posted on the window at the Museum.

39  
40 Ms. Moore discussed the monitoring at the former police station on U.S. 1. She stated that  
41 while the building has been demolished, the pavement still has not been removed. She stated  
42 that in the 1990s, a local collector stated that a Turnbull midden had been found on that site.

43  
44 Ms. Moore stated that the artifacts from the Julia Street stormwater project were on display in  
45 front of the archaeological lab. The artifacts consist mainly of bottles, most likely from the  
46 Ocean House, which was demolished in 1946.

48 Ms. Moore stated that the Mary Avenue Streetscape archaeological report was being  
49 completed and once the artifacts were turned over to the museum, these would replace the  
50 Julia Street artifact display.

51

52 Ms. Moore asked about the status of the South Orange Street streetscape project.

53

54 Ms. Henrikson stated that she believed the project was currently out to bid.

55

56 Ms. Moore stated that she was going to be meeting with a property owner who had recently  
57 purchased property just south of McDonald's, south of State Road 44. Ms. Moore discussed  
58 the history of the site and stated that the Turnbull settlers were growing and processing sugar  
59 cane somewhere in that general vicinity.

60

61 Ms. Henrikson stated that the property was located in close proximity to the Sugar Mill Ruins  
62 on Mission Road.

63

64 Ms. Moore asked when Sarah Miller would be meeting with City staff.

65

66 Ms. Henrikson stated that this was scheduled for October 12<sup>th</sup> and that Ms. Miller would also  
67 be presenting to the Historic Preservation Commission as well.

68

69 Ms. Moore stated that the Southeast Volusia Historical Society should ask Gary Luther to  
70 serve on the HPC.

71

72 There was general discussion about potential nominees to fill existing HPC vacancies.

73

74 **PRESENTATION – CERTIFICATE OF RECOGNITION FOR DOT MOORE**

75

76 Ms. Henrikson presented a certificate to Dot Moore in appreciation for her service and  
77 dedication to archaeological issues within the City and Southeast Volusia. Ms. Henrikson  
78 stated that the City Commission had also presented a plaque to Ms. Moore at their September  
79 13<sup>th</sup> meeting.

80

81 **DISCUSSION – DEMOLITION BY NEGLECT ORDINANCE**

82

83 Ms. Ryan apologized for not having the materials for tonight's meeting. She stated that the  
84 Municipal Code Corporation has been experiencing website difficulties, which prevented her  
85 from completing the research. She stated that she would continue to try and provide this  
86 information for the October meeting.

87

88 Ms. Schow stated that she had spoken with Caroline Rice and the Florida Trust for Historic  
89 Preservation. She stated that Ms. Rice informed her that if there was a large, significantly  
90 historic structures that were threatened, that the Florida Trust could put it on an endangered  
91 building list. However, there are no funds available to assist homeowners with maintenance.

92

93 Ms. Schow stated that Ms. Rice had recommended a book regarding demolition by neglect.

94

95 Ms. Henrikson stated that the book had been ordered and that she would provide additional  
96 information at the October meeting.

97  
98 Ms. Edelberg asked what the purpose of reviewing the demolition by neglect ordinance was.  
99

100 Ms. Ryan stated that the purpose was to strengthen the ordinance and make it more proactive,  
101 rather than simply reacting to demolition requests once a building becomes too deteriorated  
102 to preserve.

103  
104 Ms. Henrikson stated that there was an article in the News-Journal about a similar situation in  
105 DeLand. She stated that the property owner had accrued several hundred thousand dollars  
106 worth of code enforcement fees. Ms. Henrikson stated that the demolition by neglect  
107 ordinance was intended to be similar to preventive health care for historic buildings.

108  
109 There was general discussion about the role of the HPC in preventing demolition by neglect.  
110

111 **DISCUSSION – GRANTS AND FUNDING SOURCES FOR HISTORIC**  
112 **REHABILITATION**

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114 Mr. Jameson addressed the Board. He stated that there were relatively few grants available  
115 for private homeowners to restore or maintain a historic structure. Most of the grants were  
116 oriented towards non-profits or governmental agencies.

117  
118 Mr. Jameson discussed the details of the various grant, loan and tax credit programs he had  
119 identified.

120  
121 Mr. Jameson stated that the most likely source of funding is for historic structures that are  
122 also located within the Community Redevelopment Agency (CRA) district. He stated that  
123 the CRA offered a matching grant for residential properties, up to \$5,000. Mr. Jameson  
124 discussed the process for obtaining a CRA grant.

125  
126 There was discussion about the City's ad valorem tax exemption program for historic  
127 structures that were renovated or restored. Ms. Ryan stated that the public needed to be  
128 better educated about this program. The Board discussed different options for getting this  
129 information out to the public.

130  
131 Ms. Mayo suggested having Habitat for Humanity, or a similar organization, work on  
132 repairing a historic building that was in danger of demolition by neglect.

133  
134 **DISCUSSION – REVIEW OF HPC GOALS AND WORK ITEMS**

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136 Ms. Ryan asked whether this should be a yearly review.

137  
138 Ms. Henrikson stated that it should ideally be looked at on a monthly basis.

139  
140 Ms. Henrikson asked the Board whether the goals established in 2009 and 2010 still reflected  
141 the priorities of the Board. She also asked the Board to rank and prioritize the expansion of

142 existing National Register historic districts and creation of a new National Register district  
143 and local historic districts.

144

145 The Board discussed their thoughts for ranking and prioritizing these new projects. It was  
146 determined that the expansion of the New Smyrna Mainland and Coronado National Register  
147 Districts would be considered “A” priorities. Creation of a new national register district for  
148 the Historic Westside Neighborhood would also be an “A” priority, along with public  
149 education about the benefits of historic preservation. Creation of local districts would be  
150 considered a “B” priority at this time, but would be moved to an “A” priority once the other  
151 steps were competed.

152

153 **UPDATE – NEXT STEPS IN HISTORIC DISTRICT EXPANSIONS**

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155 Mr. Jameson asked the Board for clarification as to whether the expansion of the existing  
156 National Register districts and creation of a new National Register district should occur  
157 simultaneously or whether they should be phased.

158

159 Ms. Henrikson explained there were notifications that would need to be sent to affected  
160 property owners and a series of public meetings would be scheduled. Ms. Mayo suggested  
161 started with the creation of the new National Register district for the Historic Westside  
162 Neighborhood.

163

164 **COMMENTS FROM COMMISSION MEMBERS AND CITY STAFF**

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166 Ms. Henrikson informed the Board that Sarah Miller from Florida Public Archaeology  
167 Network had scheduled an entire day in New Smyrna Beach. She asked the Board to let her  
168 know if there were any specific topics they would like Ms. Miller to address.

169

170 Dot Moore addressed the Board and explained the district boundaries that Ms. Miller is  
171 responsible for and the overall mission of the Florida Public Archaeology Network.

172

173 Ms. Schow asked about the property on State Road 44 by Jungle Road that was promoted by  
174 Jim Humphries.

175

176 Ms. Moore addressed the Board and stated that the County had purchased that property for a  
177 park. She stated that Mr. Humphries had wanted to reconstruct period buildings associated  
178 with the Turnbull Colony.

179

180 **ADJOURNMENT**

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182 Being no further business, the meeting adjourned at 6:40 p.m.

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