

1 **HISTORIC NEW SMYRNA BEACH**
2 **PRESERVATION COMMISSION (HPC)**
3 **MINUTES**
4 **JANUARY 14, 2009**
5 **CONNOR LIBRARY**
6 **201 SAMS AVE., NEW SMYRNA BEACH, FLORIDA**

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8 Chair Greg Mercurio called the January 14, 2009 meeting to order at 5:32 p.m.
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10 Answering to roll call:
11 Greg Mercurio - Chair
12 Lillian Wilson, Vice Chair
13 Allene Teague
14 Milford Dinker
15 Ronald Sayyah
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19 Also present were staff members Chad Lingenfelter, Chief Planner; Jake Baker, Planner;
20 Claudia Soulie, HPC Secretary and Board member Nancy Maddox was absent. Board
21 Member Nancy Ryan arrived at 5:34 p.m.
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23 **APPROVAL OF MINUTES**
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25 **Regular Meeting December 10, 2008.**

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27 **Mr. Sayyah made a motion to approve the minutes as written; seconded by Mr. Dinker.**
28 **Motion passed unanimously on roll call vote 5-0.**
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31 **PUBLIC PARTICIPATION**
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33 In accordance with the City Commission Resolution #11-89, a three-minute limitation is in effect unless
34 otherwise granted by the HPC.
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37 Hearing none, Mr. Mercurio closed Public Participation.
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40 **ELECTION OF OFFICERS**
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42 Mr. Mercurio thanked the HPC for having been elected HPC Chair and stated that he would
43 like to pass the gavel to one of his fellow HPC members, as he wanted to take a more active
44 role in making motions. Mr. Mercurio nominated Ms. Nancy Ryan, who respectfully
45 declined, as she felt that she needed to become more familiar with historic guidelines and in
46 turn nominated Mr. Ronald Sayyah for the position of chair. The HPC agreed and Mr.
47 Sayyah accepted. Ms Wilson suggested Ms. Ryan accept the position of Vice Chair. Ms.
48 Ryan agreed.
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50 The following changes were made and the HPC agreed unanimously:

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Mr. Ronald Sayyah – New HPC Chair
Ms. Nancy Ryan – New HPC Vice –Chair

HISTORIC PRESERVATION AWARDS

Mr. Baker informed the HPC, that staff had received a total of seven (7) applications for the Historic Preservation Award, six (6) of which were attached to the agenda. Mr. Baker stated that one (1) application came in after the deadline and deferred the decision to include it in the selection to the HPC. Mr. Baker continued that this total was made up of two (2) non-residential and five (5) residential applications.

Mr. Baker asked the HPC to review the applications and stated that the applicants would be invited to the next HPC meeting to make short presentations.

A brief discussion ensued about the applications.

Mr. Dinker inquired about the status of the “homework” that staff had asked the HPC to complete. Mr. Lingenfelter stated that staff was waiting on one HPC commissioner to turn in their survey. Mr. Lingenfelter continued that he had shared the preliminary results with the City’s Code Enforcement and Building Department.

WORK PROGRAM

Mr. Lingenfelter explained that the City’s Newsletter was discontinued, however, a newer, more elaborate City website was being created and should be up and running in March 2009. This website would include more photos of landmarks and archaeological surveys among other things.

Mr. Lingenfelter touched on the Historic Preservation Awards program that was currently under way.

Mr. Lingenfelter continued that staff was working to create a new local historic district.

Mr. Lingenfelter elaborated that staff, in conjunction with the Community Redevelopment Agency (CRA), was working on developing Architectural Design Guidelines for the Mixed Use (MU)/CRA district. Mr. Lingenfelter continued that the Planning and Zoning Board was considering a Canal Street Compatibility Overlay District. The HPC inquired if they should be proactive and compile a list of design requirements they would like to see implemented and asked staff to bring the proposed design guidelines before them at the next meeting.

Mr. Mercurio stated that he had received a phone call from a resident inquiring about the plans for the former Alba Court Hotel. Mr. Lingenfelter explained that the Planning staff had

96 received a new site plan from the developer, showing that the original idea of building
97 condominiums/retail spaces on this site had been changed to building an Assisted Living
98 Facility (ALF). Mr. Lingenfelter suggested the HPC review the proposed plan and asked if
99 the HPC would have approved or denied the Alba Court demolition request, if the applicant
100 had submitted the site plan for the ALF versus the condominiums. The HPC agreed that they
101 would still have approved the demolition, but had concerns that applicants made promises in
102 order to get demo permit that were not being kept. Mr. Lingenfelter mentioned that the
103 applicant had agreed to make a new presentation to the HPC, if deemed necessary and that he
104 would keep the HPC informed of any changes and/or new developments.

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GOAL SETTING

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108 Mr. Lingenfelter asked the HPC for their input in order to create an expansive work program
109 for 2009. The following suggestions were being made:

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- Establishing of Landmarks
- Expansion of National Register Districts and specific sites (Coastguard station, Civil Air Patrol Building)
- “Welcome to City of New Smyrna Beach” signage at US 1 and SR 44 entrances.
- Continuation of enforcement of the Demolition by Neglect ordinance
- Defining of Design Guidelines for historic areas.

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118 Mr. Dinker suggested that staff draft a letter on the HPC’s behalf to be submitted to the City
119 Commission, showing the HPC’s need for staff to assist them in the execution/completion of
120 the goals and the work program for 2009.

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COMMENTS FROM COMMISSION MEMBERS AND CITY STAFF

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Mr. Dinker stated that the Hot Air Balloon Festival the weekend of January 10th, 2009 was a
125 success with a great turnout.

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Mr. Lingenfelter informed the HPC that the Utilities Commission was installing a large pipe
128 at Smith Street and Orange and that an archeologist was on site to survey/scan the ground
129 disturbance for possible artifacts. Any possible findings will be presented in a future meeting.

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The Commissioners discussed some historic properties and their features.

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Mr. Dinker and the rest of the Commission applauded Mr. Mercurio and Ms. Wilson for their
134 service as Chair and Vice Chair.

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ADJOURNMENT

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Being no further business, the meeting adjourned at 6:42 p.m.