

HISTORIC DISTRICT BOAD OF REVIEW

Minutes

January 27, 2020

The Madison City Historic District Board of Review held a regular meeting on Monday, January 27, 2020 at 5:30 p.m. in City Hall. Josh Wilber presided over the meeting with the following board members present: Ken McWilliams, Mike Pittman, Susan Schmidt, Owen McCall, Betsy Lyman and Thomas Stark. Also present: Brian Martin, Building Inspector; Devon Sharpe, attorney; and Nicole Schell, City Planner – Preservation Coordinator.

J. Wilber opened the meeting by introducing the new members Ken McWilliams and Mike Pittman. Each member gave a brief introduction. J. Wilber gave an overview of what to expect for those who have never been to a Historic District Board of Review meeting. Once the application is announced the applicant or representative will come up to the microphone to answer any questions. Each applicant will be asked to sign the gold affidavit on the podium which states the required signage was up for the required amount of time. N. Schell will present the particulars on the project. The board will then go through a list of items to see if they meet the guidelines. J. Wilber added that at the end of each application the board will vote.

12/16/2019 Minutes:

J. Wilber asked if everyone had a chance to read the minutes for the meeting on December 16th and had any corrections or additions.

B. Lyman had a correction on page 2 and page 3. N. Schell noted she would change those.

B. Lyman moved to approve the minutes as amended – seconded by O. McCall.

Roll Call:

| | |
|---------------|-----------|
| J. Wilber | Abstained |
| O. McCall | Approved |
| T. Stark | Approved |
| B. Lyman | Approved |
| S. Schmidt | Approved |
| K. McWilliams | Abstained |
| M. Pittman | Abstained |

Minutes stand approved.

1/23/2020 Minutes:

J. Wilber asked if everyone had a chance to read the minutes for the meeting on January 23rd and had any corrections or additions.

K. McWilliams moved to approve the minutes – seconded by S. Schmidt.

Roll Call:

| | |
|---------------|----------|
| J. Wilber | Approved |
| O. McCall | Approved |
| T. Stark | Approved |
| B. Lyman | Approved |
| S. Schmidt | Approved |
| K. McWilliams | Approved |
| M. Pittman | Approved |

Minutes stand approved.

Historic District Board of Review

January 27, 2020

B. Lyman asked about the materials of the basement. B. Martin stated the basement would be concrete and the structures would have brick veneer.

Certificate of Appropriateness Findings of Fact Worksheet

| Building Element | Residential Guideline Page # | Commercial Guideline Page # | Discussion |
|------------------|------------------------------|-----------------------------|--|
| Infill Buildings | 69 - 71 | 64 - 66 | B. Lyman – According to the residential guidelines page 69-71, we need to consider whether the new building is compatible in terms of height, materials, setback, scale and proportion, compatibility to adjacent buildings, and oriented towards a major street with garages to the rear. As submitted, all of those requirements are met. O. McCall – I agree for the same reasons. S. Schmidt – I agree for the same reasons. T. Stark – I agree for the same reasons. M. Pittman – I agree for the same reasons. K. McWilliams – I agree for the same reasons. J. Wilber – I agree for the same reasons. |

J. Wilber asked for a motion. S. Schmidt made the following motion:

“I move that a COA be approved for 821 W First St. as submitted.”

Motion was seconded M. Pittman.

Roll Call:

- J. Wilber Approved
- O. McCall Approved
- T. Stark Approved
- B. Lyman Approved
- S. Schmidt Approved
- K. McWilliams Approved
- M. Pittman Approved

The motion to approve the Certificate of Appropriateness passed. A Certificate will be issued for the entire project.

J. Wilber stated the COA was approved and the applicant could go ahead with the project pending the requisite permits were filed. B. Martin noted that Bill DeVries, city’s fire chief, John Schuring, city’s nuisance officer, and Jim Dierdorf, county’s building inspector would be completing the building permit inspections.

Old Business:

J. Wilber asked the board if it would be acceptable to remove the guidelines and ordinance changes from the agenda since there has been no further action on those items. Members agreed to remove it until such time when those items come back up for discussion by the board.

J. Wilber asked about the rules of procedure. K. McWilliams asked about a deadline to respond to N. Schell’s email. J. Wilber gave the board a deadline of the February meeting to submit the responses to N. Schell. The board would discuss it at the March meeting.

N. Schell reminded the board to respond to her email regarding the scholarship for the state conference. N. Schell stated we had two through the state but there might be a partial scholarship available. N. Schell gave a week deadline.

Page 8

Historic District Board of Review

January 27, 2020

Business – Staff Report:

Historic District Board of Review: Fast Track Applications

| Applicant | Address | Date of Approval | Material |
|---------------------------------|---------------------|------------------|---------------|
| Chad and Ashley Gray | 426 Cragmont St | 1/8/2020 | 3' Wood Fence |
| Prince of Peace Catholic Church | 409/413 E Second St | 1/16/2020 | 6' Wood Fence |

Historic District Board of Review: 2019 COA Review

| Applicant | Address | What Was Approved | Done According to COA? |
|--|-------------------|---|---------------------------------------|
| Buchanan, Steve | 630 W Main St | <ul style="list-style-type: none"> Remove T1-11 siding on addition and replace with brick and new carriage style garage door. Remove overhang/porch from storefront door. | Started; door not completed |
| Grey, Marcus and Ashley | 958 Walnut St | <ul style="list-style-type: none"> Replace porch floor and railings with wood floor and railings. Build wood ramp. | Done |
| Grey, Marcus and Ashley | 949 Walnut St | <ul style="list-style-type: none"> Demolish structure. | Done |
| Roman Catholic Archdiocese of Indianapolis | 409 E Second St. | <ul style="list-style-type: none"> Replace two plywood covered windows with stained glass windows. | Done |
| Hale, Cathy | 1212 W Second St | <ul style="list-style-type: none"> Build a 45-ft x 62-ft house. | Done |
| Suggett Schmidt Properties LLC | 1219 W Main St | <ul style="list-style-type: none"> Construct a 5-ft x 16-ft porch over existing front concrete pad and install a flat rubber roof on porch. | Done |
| Madison Horizon LLC (Riverside Tower, LP) | 1001 W Second St. | <ul style="list-style-type: none"> Construction of exterior awnings at 7 exterior entrances. Install HVAC units on ground screened with landscaping as much as possible. Replace existing standing seam and shingle roof with the exposed fastener metal roof. | Started; Roof Done |
| Madison Horizon LLC (Riverside Tower, LP) | 1001 W Second St. | <ul style="list-style-type: none"> Replace 211 wood windows with wood windows if they cannot be repaired. Replace 13 doors with wood and glass doors. Install handicap ramp. Install overhang over handicap ramp. | Extended COA Started; Windows started |

No further business to be brought before the board.

B. Lyman made the motion to adjourn - seconded by M. Pittman. Meeting adjourned at 6:38p.m.

BY ORDER OF THE MADISON CITY HISTORIC DISTRICT BOARD OF REVIEW

Josh Wilber, Chair

Nicole M Schell
City Planner – Preservation Coordinator