

HISTORIC PRESERVATION COMMISSION MEETING AGENDA

Wednesday, February 14, 2024 at 6:00 PM

City Hall Council Chambers, 35 Cabarrus Avenue West

1. CALL TO ORDER - *Chair*
2. ORDER OF BUSINESS - *Chair (Ask Staff if there are any adjustments to agenda)*
3. INTRODUCTIONS - *Chair and Commissioners (give your name for the record)*
4. APPROVAL OF MINUTES - *Motion, second, and vote needed.*
5. SWEARING IN OF WITNESSES - *Chair*
6. OLD BUSINESS

H-14-22 (Quasi-Judicial Hearing – Continued)

Jim Potter has submitted a Certificate of Appropriateness application for construction of three (3), two-story townhomes to be located at 74, 76, & 78 Cabarrus Ave W. PIN 5620-87-0418.

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Applicant's Testimony
- d. Other Testimony
- e. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- f. Approve Findings of Fact by Motion - *Motion, second, and vote needed.*
- g. Approve Conclusions of Law by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Conditions and Permit by Motion - *Motion, second, and vote needed.*

H-01-24 (Quasi-Judicial Hearing – Continued)

Robert and Jennifer Rogers have submitted a Certificate of Appropriateness application for the installation of a pool, spa, gazebo, two sheds, outdoor kitchen, dry well, fences, gates, retaining walls, fireplace, patio and landscaping in the rear yard, and renovations to the front walk, gate columns, steps, retaining wall, and landscaping in the front yard at 238 Union St N. PIN 5621-60-9470.

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Applicant's Testimony
- d. Other Testimony
- e. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- f. Approve Findings of Fact by Motion - *Motion, second, and vote needed.*
- g. Approve Conclusions of Law by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Conditions and Permit by Motion - *Motion, second, and vote needed.*

7. NEW BUSINESS

H-02-24 (Quasi-Judicial Hearing)

Julio De La Mora has submitted an "ex post facto" Certificate of Appropriateness application for after-the-fact removal of vinyl siding and the installation of Hardie® Plank Lap Siding, the removal and replacement of roofing material, the removal of the chimney, the installation of a new HVAC,

and the removal and closing in the openings of two large garage windows at 23 Spring St NW. PIN 5620-87-1837.

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Applicant's Testimony
- d. Other Testimony
- e. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- f. Approve Findings of Fact by Motion - *Motion, second, and vote needed.*
- g. Approve Conclusions of Law by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Conditions and Permit by Motion - *Motion, second, and vote needed.*

H-03-24 (Quasi-Judicial Hearing)

Josh Airheart with Reliable Woodworks, on behalf of William Staton, has submitted a Certificate of Appropriateness application for the removal of the rear yard deck and pergola; the installation of a new rear porch addition; the removal of eight (8) crape myrtles; rear yard landscaping improvements including a garden, outdoor firepit, seating, a wall fountain, a putting green, a walkway, steps, a gate, and a wall; and the removal and replacement of retaining walls, steps, and wooden privacy fences at 75 Grove Ave NW. PIN 5620-77-7981.

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Applicant's Testimony
- d. Other Testimony
- e. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- f. Approve Findings of Fact by Motion - *Motion, second, and vote needed.*
- g. Approve Conclusions of Law by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Conditions and Permit by Motion - *Motion, second, and vote needed.*

H-04-24 (Quasi-Judicial Hearing)

Julio De La Mora has submitted a Certificate of Appropriateness application for replacement of the driveway material and extending the driveway area at 23 Spring St NW. PIN 5620-87-1837.

- a. Open Public Hearing by Motion - *Motion, second, and vote needed.*
- b. Staff Presentation
- c. Applicant's Testimony
- d. Other Testimony
- e. Close Public Hearing by Motion - *Motion, second, and vote needed.*
- f. Approve Findings of Fact by Motion - *Motion, second, and vote needed.*
- g. Approve Conclusions of Law by Motion - *Motion, second, and vote needed.*
- h. Approve/Deny Conditions and Permit by Motion - *Motion, second, and vote needed.*

STAFF UPDATES/DISCUSSIONS

- a. Historic Handbook update

8. ADJOURNMENT

In accordance with ADA Regulations, please note that anyone who needs an accommodation to participate in the meeting should notify Planning & Neighborhood Development Department at 704/920-5152 at least twenty-four (24) hours prior to the meeting.