

The following minutes are from the Historic Commission meeting on Tuesday, November 10, 2020 in the Abita Springs Town Hall. The meeting convened at 6:00 p.m.

Commissioner Blitch called the meeting to order and all stood for the Pledge of Allegiance. Commissioners in attendance included Thad Mancil, Ron Blitch, Paul Vogt, and Andre Monnot. Commissioner Dinkelacker was absent. Kristin Tortorich and Mark Fancey were also present.

The Commission reviewed the draft minutes from the October 13, 2020 meeting. Commissioner Blitch said that a Commissioner needs to be assigned to approved applications for a Certificate of Appropriateness to ensure that actual construction matches the construction proposed in each application. The minutes should be amended to indicate that Commissioner Monnot is assigned to the application for 22150 12th Street and Commissioner Mancil is assigned to the application for 72030 Laurel Street. Commissioner Mancil motioned to accept the minutes of the October 13, 2020 meeting with the additions noted. Commissioner Monnot seconded the motion. All commissioners were in favor.

Certificate of Appropriateness 22091 White Street

The request is to construct a carport on a concrete slab adjacent to the existing house. The building would be in the front yard of the property. Commissioner Blitch reviewed the Design Guidelines and stated that the application did not meet the requirement that accessory buildings must be designed to match the appearance of the adjacent house. Specifically, he noted that the proposed structure did not match the roof pitch and roof material of the house. Discussion ensued regarding the roof pitch. Commissioner Blitch said that a site plan drawn to scale was also needed.

Commissioner Mancil asked if the proposal had been reviewed regarding zoning requirements for placement of accessory buildings. He said that was a necessary first step. Discussion ensued regarding the width of the area between the house and the side property line where the building would be located.

The applicant stated that several other carports in the area did not meet the Historic District standards. Commissioner Blitch said that these may have been constructed prior to these properties being included in the Historic District. He said that an enforcement action may be necessary for carports constructed after inclusion in the Historic District. He suggested that the applicant provide some dimensions for the project and the Commissioners could provide help offline.

The Commission did not take any action on the application.

Certificate of Appropriateness 22315 Main Street

The request is to install 4-foot high metal fences in the side and rear yards. At the October 13, 2020 meeting the Commission approved a 4-foot high metal fence for the front yard but requested additional information regarding fences proposed for side and rear yards. The applicant reviewed the site plan and noted several features near the proposed fence location, such as a large hedge, that may impact fence placement. Commissioner Monnot motioned to approve the request for the 4-foot high metal fence, subject to adjustment as necessary dues to trees, etc. Commissioner Mancil seconded the motion. All commissioners were in favor.

Certificate of Appropriateness 22164 13th Street

The request is to construct a new house. Commissioner Mancil reviewed the application checklist. The Commission found that the application meets all the building checklist standards. Commissioner Blitch noted that the applicant should provide the proposed paint colors at some later date. Commissioner Mancil motioned to approve the request. Commissioner Monnot seconded the motion. All commissioners were in favor. Commissioner Blitch noted that the application submitted is a good example of a complete application.

Certificate of Appropriateness 72219 Hickory Street

The request is to construct a 4-foot high black metal fence around a pool. Discussion ensued regarding whether a 4-foot high fence or a 6-foot high fence is required around a pool. Commissioner Mancil motioned to approve the

request for a 4-foot high fence, as submitted. Commissioner Monnot seconded the motion. All commissioners were in favor.

Certificate of Appropriateness 22084 Main Street

The request is to restore an existing shed. The Commission noted that more information is needed, such as photos of the existing shed and proposed improvements. The Commission did not take any action on the application.

Certificate of Appropriateness 22160 Grover Street

The request is to replace an existing roof. The Commission reviewed the proposed metal roof and found that the material meets the Design Guidelines. Commissioner Monnot motioned to approve the request. Commissioner Vogt seconded the motion. All commissioners were in favor.

DISCUSSION

71104 Hwy 59 – Brick Façade

At the July 14, 2020 meeting, the Commission approved renovation of the existing residence. The application did not include any mention of replacing brick on the front façade. The brick has now been replaced with brick of a different color. Commissioner Blicht reviewed the project scope as originally submitted. He also noted that the bronze windows that have been installed were not approved. The applicant stated that the existing brick was installed without brick ties and when the windows were installed the surrounding brick deteriorated and had to be replaced. He also noted that window replacement was included in the original project scope.

Commissioner Blicht said that the white brick used to replace the existing brown brick was not historic. Commissioner Mancil said that the original brick was also not historic.

Commissioner Blicht criticized the quality of drawings submitted as part of the original application. He said that the original application should not have been approved and that fault lies with the Commission for approving such an application.

Commissioner Blicht told the applicant that any other changes to the building, such as the paint color, need to be approved by the Commission.

The Commission discussed the poor quality of some recent Certificate of Appropriateness applications. Commissioner Blicht said that examples of good quality applications, including site plans, elevation drawings, etc. need to be available for applicants.

Commissioner Blicht said that approved applications need to be assigned to individual commissioners to ensure that actual construction is consistent with that proposed in the applications. Commissioner Blicht said he will be responsible for review of the new house at 22164 13th Street that was approved by the Commission.

Commissioner Vogt motioned to adjourn the meeting. Commissioner Mancil seconded the motion. All commissioners were in favor. The meeting adjourned at 7:32 p.m.

Kristin M. Tortorich, Planning and Zoning

Date