

HISTORIC LANDMARKS COMMISSION

NOVEMBER 13, 2017

The meeting was called to order at 7:00 p.m. by Chairman Rick Butera. Commission members present were Dennis Barrett, Rick Butera, Alex Heard, Judy Justus, Ruth Lucius, Robert Seyfang and Mark Weber (7). Also present were Deputy Planning and Zoning Administrator Mark Easterling and Zoning Inspector Cody Grodi.

APPROVAL OF MINUTES

Mr. Seyfang moved to approve the minutes of the September 11, 2017 meeting as written. Mr. Weber seconded and they were unanimously approved.

APPLICATION 31-17 – Judith Justus, on behalf of the Perrysburg Area Historic Museum, is requesting a certificate of appropriateness to make alterations to a proposed garage. The property is located at 27340 West River Road and is zoned INS (Institutional).

Mr. Easterling reviewed Application 31-17. Judy Justus, 129 Carolin Court, was present on behalf of the Perrysburg Area Historic Museum. Ms. Justus explained that they have received a grant and part of the grant is that a school room will be included in this building. She said that they also want to store a fire truck in it. Ms. Lucius asked if the Museum owns the property, and Ms. Justus said that they do own it. It is part of the two lots that make up the site of the museum. Ms. Justus said they have not decided on horizontal or vertical siding yet. Mr. Butera and Ms. Lucius said that they would prefer it be vertical. Ms. Justus asked the Commission whether they preferred it be white or red. The majority of the Commission said that they prefer it be white.

Mr. Heard moved to approve Application 31-17. Ms. Lucius seconded. Ayes: Barrett, Butera, Heard, Lucius, and Seyfang (5). Abstain: Justus and Weber (2).

APPLICATION 32-17 – Steve Kear, on behalf of The Red Door Coffeehouse, is requesting a certificate of appropriateness to keep an existing wall sign on the façade of the building. The property is located at 120 Louisiana Avenue and is zoned C-2 (Central Business).

Mr. Easterling reviewed Application 32-17. The applicant was not present. Mr. Grodi noted that the sign is on the trim and the Code says that it cannot be on an architectural feature. He said that it is up to the Commission if they want it to be moved. Mr. Butera said that the sign was inappropriately placed on the building and their request for approval is after the fact. He said in his opinion it should not be approved. Mr. Heard agreed. Mr. Seyfang said that a window sign would be more appropriate. Mr. Weber suggested something like Maddie and Bella has. Mr. Butera noted that the picture submitted was too close up and did not take in the front of the building.

Ms. Lucius moved to deny Application 32-17. Mr. Heard seconded and the motion was unanimously approved.

APPLICATION 33-17 – Steven Forrester is requesting a certificate of appropriateness to construct an outdoor staircase, patio, fire pit, bench, and other miscellaneous landscaping features. The property is located at 135 West Front Street and is zoned R-4 (Single Family Residential).

Mr. Easterling reviewed Application 33-17. The applicant was present. Mr. Weber said that he has no problems with the application and he thinks it is appropriate. Mr. Butera said that his biggest issue is that he would like to see what the staircase is going to look like. Mr. Forrester said that there is a small existing deck and the stairs will match the deck and then go into stone. Mr. Butera stated that there was no description of the stairs included in the application. Mr. Forrester said that the materials will be the same as the existing deck.

Mr. Weber moved to approve Application 33-17. Seconded by Ms. Justus. Ayes: Barrett, Heard, Justus, Lucius, Seyfang, and Weber (6). Nays: Butera (1). Mr. Seyfang said that he wants to see the staircase.

APPLICATION 34-17 – Allison Kulwicki is requesting a certificate of appropriateness to construct a fence in the rear of the property. The property is located at 521 East Second Street and is zoned R-3 (Single Family Residential).

Mr. Easterling reviewed Application 34-17. Ms. Kulwicki was present. She said that she wants to install a 6' shadowbox style fence to fully enclose her yard. She said that it would be the same style as the fence in the rear. She added that the fence along the right is more decorative. Mr. Seyfang asked if they had given any thought to matching the fence on the right. Ms. Kulwicki said that the neighbors' fence is custom made and budget prohibitive. Mr. Butera asked about gates. Ms. Kulwicki said that the gates will be 4' shadowbox style instead of the 6'.

Mr. Heard moved to approve Application 34-17. The motion was seconded by Mr. Butera and was unanimously approved.

APPLICATION 35-17 – Skip and Kelly Carter are requesting a certificate of appropriateness to replace an existing fence with a different style fence located in the rear yard. The property is located at 323 West Second Street and is zoned R-3 (Single Family Residential).

Mr. Easterling reviewed Application 35-17. Mr. Carter was present and stated that the fence was in disrepair, and he was getting letters from the Planning and Zoning Division about it. He said the new fence is 6' and the top will be similar to the Corrigan's fence at 223 West Second Street. Ms. Lucius said that she drove down the alley and it seemed like a lot of the fences were similar to what was taken down. Mr. Carter said that the new style will prevent his dog from pushing his head through the slats. Mr. Butera asked if the dog was pushing his head through because of the disrepair or the style of the previous fence. Mr. Carter said probably both, but the dog will not be able to see through this fence. Mr. Seyfang asked about a site plan for the fence. Mr. Carter said that he will be using the existing posts except where the tree grew around it and is doing the perimeter up to the shed. Mr. Butera said that they appreciate the work that has been done, but this is

after the fact and anything that changes the appearance of the exterior needs to come in prior to doing the work. He said that he understands why he went with the new style, but his preference would have been to keep the old style for the continuity of it. Mr. Carter said that he will paint the new fence white and will cap it off.

Mr. Heard moved to approve Application 35-17. Seconded by Mr. Butera. Ayes: Barrett, Butera, Heard, Justus, and Weber (5). Nays: Lucius and Seyfang (2).

APPLICATION 36-17 – Scot and Kate MacPherson are requesting a certificate of appropriateness to construct a fence in the front and rear yard of the property. The property is located at 305 West Second Street and is zoned R-3 (Single Family Residential).

Mr. Easterling reviewed Application 36-17. Ms. MacPherson said that the fence started to deteriorate but the posts are okay. She presented an example of the picket that she plans on using and explained the spacing of the pickets. She said that the oak slats will be a more pointed style than the previous fence. They will be using the same fence line except they will straighten it out. Mr. Heard summarized that Ms. MacPherson is proposing to install a wooden fence, paint it white, use the existing posts and straighten it out around the tree. Ms. MacPherson said that is correct.

Mr. Heard moved to approve Application 36-17. Mr. Butera seconded and it was unanimously approved.

APPLICATION 37-17 – Sean Nester is requesting a certificate of appropriateness to construct a patio and stone wall in the side yard of the property. The property is located at 220 West Front Street and is zoned R-3 (Single Family Residential).

Mr. Easterling reviewed Application 37-17. Sean Nester was present on behalf of the homeowners, Dr. John and Linda Meier. Mr. Nester explained that for the patio they will use the same stone as the chimney. The stone wall will be 18" – 21" high and will be capped with limestone. There will be two four foot wide openings.

Mr. Barrett moved to approve Application 37-17. The motion was seconded by Mr. Weber and was unanimously approved.

There being no further business, the meeting adjourned at 7:43 p.m.

Respectfully submitted,

Mary Jo Sutton