

MINUTES

CITY OF EUSTIS HISTORIC PRESERVATION BOARD

February 12, 2008

COMMISSION ROOM – CITY HALL – TEN NORTH GROVE STREET

Regular Meeting

ROLL CALL:

Joe Pellegrini, Chairperson
Steve McGrath, Vice-Chairperson
Pauline Yowler, Secretary
Matt Kalus
Monte Stamper
Susan Hooper-Alternate

MEMBERS ABSENT: None

STAFF PRESENT: Frances Nipe, Interim Planning & Code Enforcement Mgr.
Marcia Ann Arnold, Recording Secretary
Katrina Dempsey, Attorney

OTHERS PRESENT: Steven and Phyllis Simmons
Christine Thorpe

CALL TO ORDER:

Chairperson Pellegrini called the meeting to order at 5:34 P.M. Roll call was taken.

APPROVAL OF MINUTES

- A motion was made by Vice-Chairperson McGrath and seconded by Mr. Kalus to approve the January 14th, 2008 minutes via voice vote and motion carried.

NEW BUSINESS

Certificate of Appropriateness – 424 South Mary Street

Ms. Nipe presented the application that proposed the replacement of an existing roof covering at 424 South Mary Street. The applicant proposes replacing the “s” barrel tile with architectural shingles. Staff recommended approval and that the architectural details (eave supports) be preserved or restored. Mr. Kalus made the motion to approve 2008-COA-01 and the motion was seconded by Ms. Yowler. All approved via voice vote. The consensus of the board was that the house is Craftsman style and not Dutch Colonial as stated in the Historic Site File Form. The Board requested that this be reviewed and corrected.

Local Landmark Designation for – 410 South Center Street

Mrs. Nipe presented the Application for Local Landmark designation of the home located at 410 South Center Street. The State of Florida Site File for this property indicated the construction date is circa 1935. Mrs. Nipe informed the board that the City's 1917 and 1924 Sanborn Maps depicted the same building footprint as the existing structure. Mrs. Nipe stated that the home is representative of Gothic style architecture with a five bay porch and offset gabled dormer, that the structure is in excellent condition, and contributes to the area's historic character.

Mrs. Thorpe, the homeowner, informed the board about the architectural features and that the main structure appears to be unchanged. Mr. Kalus and other board members agreed that the style is more typical of the early 1900s and not 1930s. The board requested that Mrs. Thorpe continue to research to confirm the age of the structure. However, the 1917 Sanborn Map date can be used as the date of construction if she does not determine an earlier date. Mr. Samper made a motion to approve Local Landmark #2008-LL-01 and was seconded by Ms. Yowler. All approved via voice vote. This item will move forward to the City Commission for final approval.

PowerPoint Presentation

Ms. Nipe introduced the "draft" PowerPoint presentation of the Eustis Commercial Historic District. Ms. Nipe anticipates several uses for this presentation such as conferences, a presentation to the City Commission, homeowners' meetings, and suggested including it on the City's website so that visitors could view at their leisure. Ms. Nipe asked the board members to provide staff with any suggested revisions.

OLD BUSINESS

- **Additional signage for the Washington Avenue Historic District**
Chairperson Pellegrini asked for information regarding the next step in applying for additional monies to complete the installation of entry signs into the Washington Avenue Historic District. Ms. Nipe suggested he draft a letter to the City Commission requesting funding from next year's budget.

BOARD MEMBER REPORTS:

- None at this time.

ADJOURNMENT

A motion was made by Secretary Yowler to adjourn and was seconded by Mr. Kalus. All approved via voice vote.

Chairperson Pellegrini adjourned the meeting at 6:37 P.M.

Marcia Ann Arnold

Pauline Yowler

Recording Secretary

Eustis Historic Preservation Board Secretary