



Draft Minutes

Members Present: Keith Alexander; Carmen Slater; Nicole Saunders-Meske

Members Not Present: Tom Mayes

Staff: Andy Beall

Visitors: Jim Auxer; Jim King; Rebecca Bicker; Rachel Shirley; Liz Reinhart; Bob Smiles; ; Robin & Frank Von Fintel; Justin Roedensheimer; Marco Quispe

Call to Order: 5:27 p.m.

Approval of Minutes: 2/12/2024 Approved

Conflicts of Interest:

Application Review:

New Applications:		Project Description
23-29	Robert Smiles 331 W. High Street	Addition of roof-mounted solar array to rear addition and garage...west facing.
<p><i>The applicant and contractor representative are present and describe the proposed solar array. There is some concern regarding the potential visibility of the proposed (4) panels on the west-facing roof of the addition. It is confirmed the addition is not historic which satisfies those concerns.</i></p>		
Notes:		
Motion:		
<p><i>C. Slater motions to approve application 23-29 as submitted pursuant to page 52 (a) of the Historic District Design Guidelines. N. Saunders-Meske seconded the motion, no objections, and the motion passed unanimously.</i></p>		

New Applications:		Project Description
24-08	Robin & Frank Von Fintel 310 W. German Street	Demolition of rear 1.5 story and single-story run-in shed additions. Construct new 2-story and step-down single-story additions with rear & side porches.
<p><i>The applicants are present and describe the proposed project. The commissioners thank the applicants for their flexibility as they have attended several workshops to reach this point. The commissioners find the proposal appropriate and compatible. The applicants state they would like to use trex composite decking. The commissioners state that wood is more appropriate, and the applicants agree to use wood for now but if they decide at a later point they prefer composite, they will come back with a new application specifically for the decking.</i></p>		
Notes:		



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Motion:	<i>C. Slater motions to approve application 24-08 pursuant to page 33 of the Historic District Design Guidelines for additions and subject to the use of pressure treated lumber for the decking as specified on page 39(f) of the guidelines. N. Saunders-Meske seconds the motion, no objections and the motion passed unanimously.</i>

Workshop:

218 S. Duke Street – Construction of a 2-story garage on the north side portion of the lot bifurcated by the extension of Union Alley. The primary residence is situated on the south side of Union Alley extended. K. Alexander refers to the guidelines on page 56 for garages. The primary topic of the discussion is whether the garage door(s) face S. Duke Street or the alley. Given the proposed garage location towards the rear of the north portion of the lot and the plan to buffer with green scaping, the commission has no issue with the doors facing forward. The homeowners are encouraged to proceed with the submission of an application.

103 W. New Street - Alter rear roof pitch on west side dining room addition and recenter windows. Wrap rear east side covered porch further around the back of the house altering roof pitch to match the west side. The ultimate goal is to create symmetry. The commission concurs that a site visit will be in order to better understand the proposed alterations.

Continuing Business:

N/A

New Business:

N/A

Administrative Matters:

N. Saunders-Meske motions to approve the recommendation of Rebecca Bicker for Planning Commission appointment to the Town Council. C. Slater seconds the motion, no objections and motion passed unanimously.

Adjournment:

Motion to adjourn at 6:28 p.m.; no objections and passed unanimously.