

BOARD OF ARCHITECTURAL REVIEW

Regular Meeting
Council Chambers
Municipal Building
Tuesday, April 3, 2018

Mr. Ross called the meeting to order at 7:00 p.m. and led the Pledge of Allegiance.

ATTENDANCE

Present: Ed Ross, Dick Hoback, Joe DeMariano, Thomas Ovington and Chris Papakirk. Also present were Planner Mark Yandrick and Assistant Clerk of Council Julie Weaver.

EXCUSE ABSENT MEMBERS

Mr. Holloway had notified staff he had a scheduling conflict. Mr. Rodney was at a conference.

MOTION: Dr. Hoback made a motion to excuse the absence of Mr. Holloway from the meeting. Mr. Papakirk seconded the motion. The motion passed 5-0.

APPROVAL OF MINUTES

No additions or corrections were noted for the minutes of the BAR meeting of October 3, 2017.

MOTION: Mr. DeMariano made a motion to approve the minutes, as distributed. Mr. Ovington seconded the motion. The motion passed 5-0.

NEW BUSINESS

BOARD OF ARCHITECTURAL REVIEW ANNUAL AWARD

Mr. Ross introduced the agenda item for selection of the annual award.

Mr. Yandrick used a PowerPoint presentation to give background for the Mayor's Award to be presented at the Council meeting in June. He explained the four categories for which an award may be given and noted two awards can be given in two different categories. Mr. Yandrick explained the categories as follows:

- **Stewardship** – for a long pattern of care over at least five years. Demonstrated patterns of ongoing planning and management activities that are sensitive to the historic character and prevent deterioration of the historic property. Degree to which the nominee serves as an outstanding example of long-term commitment to historic property stewardship.
- **Restoration** – for a project completed in the past two years restoring a building allowing for its depiction of a particular time in history.

- **Rehabilitation** – for a project completed in the past two years retaining the buildings historic character while being adapted to a new use.
- **New Construction** – for a project completed within the past two years constructing a new building visually compatible in height, mass, scale, materials and architectural details with the surrounding historic structures in the Architectural Preservation District.

Mr. Yandrick then projected photos of the past winners of the annual award as follows:

2012	Michael Krumnauer and Richard Dormire	44 South Main Street
2013	Thomas and Lisa Routsong	81 North Main Street
2014	David and Jan Ellinger	107 East Franklin Street
2015	Centerville-Washington History - The Walton House, Aaron Nutt Cottage and Asahel Wright House	
2016	Edythe and Donald Aukerman	23 South Main Street
2017	Jerry and Hylda Strange	650 East Alex-Bell Road

Mr. Yandrick noted that two properties had been previously suggested for the award for this year, but other nominations could be entertained. The suggestions for the 2018 award were the Gomez properties at 18-22 S. Main Street and the JC Sunshine, Ltd. property at 39 W. Franklin Street. The Planner showed before and after photos of the two sites. Both projects included major investments and significant improvements with renovation of both the interior and exterior of the buildings. Both were important improvements to the atmosphere of the Architectural Preservation District.

Mr. Rodney, who was away at a conference, had suggested two awards – one for Restoration and one for Rehabilitation. The guidelines allow two awards to be given as long as they are in different categories.

Commission members discussed the properties. Mr. DeMariano stated the Gomez property fit the Restoration category because it had remained a private residence. It was worthy because of the extensive renovations made on three buildings. Dr. Hoback noted the addition to the back of the residence also.

When members asked for clarification of the difference in the categories, Mr. Yandrick stated that restoration could be viewed as improvement related to the same use, while rehabilitation could be seen as improvements adapting to a new use.

Discussion of the number of awards followed. Mr. Ross was in favor of two awards, because both projects were worthy of acknowledgement. He reminded everyone that Mr. and Mrs. Gomez came to the Board of Architectural Review with lots of ideas and made compromises with the Board to better comply with the standards of the *Design Review Criteria*. The final product was an astounding improvement. Mr. Papakirk agreed that the Gomez restoration was a total product, but pointed out that 39 W. Franklin had overcome many obstacles and had created

an attractive, useable building that was an asset to the downtown. Mr. Ross agreed that the owners had figured out solutions to many of the problems associated with the building.

Dr. Hoback asked about presenting the award to one property this year and one in 2019, since they were done in a similar timeframe and would be within the two-year time limit. When he asked if there were other worthy projects on the horizon for next year's award, Mr. Yandrick responded that there were many worthy properties in the district, which could qualify for a stewardship award.

MOTION: Mr. DeMariano made a motion to award a 2018 BAR Award for Restoration to 18-22 South Main Street and a 2018 BAR Award for Rehabilitation to 39 W. Franklin Street. Mr. Ovington seconded the motion. The motion passed 5-0.

Staff noted the awards would be presented at the Council meeting on June 18, 2018 and all Board of Architectural Review members were invited to attend. Mr. Yandrick noted that the awards are kept a surprise until the invitation to attend the meeting goes to the winners. Mrs. Weaver will contact the artist for preparation of the awards.

SELECTION OF VICE CHAIR

Mr. Yandrick opened the discussion of the position of Vice-Chair, stating the position had been vacant since the retirement of Brad Thorp in the fall. Mr. Ross shared that the main duty of the Vice Chair was to run the monthly meeting in the absence of the Chair and asked if anyone wished to volunteer for the position.

Mr. DeMariano stated he was willing to serve in the position.

MOTION: Dr. Hoback made a motion to name Mr. DeMariano the Vice Chair. Mr. Ovington seconded the motion. The motion passed 5-0.

BAR VACANCY

Mr. Yandrick asked the help of the members in suggesting some names of those who might be interested in applying for the seat on the BAR vacated by the departure of Mr. Thorp. When Mr. Ross asked about the process, Mr. Yandrick reported that an applicant needed to fill out an application and file it with the Clerk of Council. The person would then be vetted as a volunteer and interviewed by City Council. If Council concurred, the person could then be appointed and sworn in. He asked the members to let staff know, if they had suggestions.

Dr. Hoback recommended Mr. Jerry Strange, owner of the landmark home on Alex-Bell Road and volunteered to contact him to see, if he might be interested.

COMMUNICATIONS

Mr. Yandrick mentioned the Spring Town Crier mistakenly named Mr. and Mrs. Gomez as the winners of the 2017 BAR Mayor's Award, before he announced the annual Volunteer Salute will

be held at Yankee Trace on May 17, 2018. All volunteers are invited to attend.

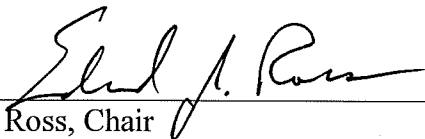
As far as potential projects for the BAR to review, Mr. Yandrick noted an inquiry about the construction of a private home on a lot on South Main Street. He reported the opening of the 50th Anniversary Exhibit at the Walton House Museum on Saturday, April 14, 2018 and encouraged the board members to participate in some of the many events surrounding the celebration of Centerville's 50th Anniversary as a city. Mr. Yandrick pointed out the Hometown Holiday Walk was being delayed to December 2, which was the actual anniversary of Centerville becoming a municipality.

When Dr. Hoback asked about the number of vacancies in the Architectural Preservation District, Mr. Yandrick stated he did not believe the vacancy rate to be higher than average.

The next meeting to the Board of Architectural Review will be May 1, 2018 in the Council Chambers at 7:00 p.m.

ADJOURNMENT

Seeing no other business, Mr. Ross adjourned the meeting at 7:30 p.m.



Ed Ross, Chair