

MINUTES

HISTORIC LANDMARK PRESERVATION COMMITTEE SPECIAL MEETING OF MARCH 29, 2018

The Historic Landmark Preservation Committee of the City of Lancaster, Texas, met in a Special session in the City Council Chambers of City Hall on March 29, 2018 at 6:30 p.m. with a quorum present to-wit:

Members Present:

Chair Glenn Hooper
Vice Chair Dee Hinkle
Patricia Siegfroid-Giles
Gilles Delaisse
Alternate Mary Guinn

Member Absent:

Mindy Truly

City Staff Present:

Bester Munyaradzi, Senior Planner
Emma Chetuya, Planner
Kelley Frazier, Development Coordinator

Call To Order:

Chair Hooper called the meeting to order at 6:30 p.m. on, March 29, 2018.

Consent Agenda:

1. **Consider approval of minutes from the Historic Landmark Preservation Committee Meeting held on September 26, 2017.**

Chair Hooper read the consent agenda.

MOTION: Vice Chair Hinkle made a motion, and seconded by Committee Member Siegfroid-Giles to recommend approval of the consent agenda. The vote was cast 5 for, 0 against.

Action:

2. **HLPC 18-01 Consider a Certificate of Appropriateness to replace the front doors at 103 Historic Town Square, Lancaster, Dallas County, Texas.**

Chair Hooper read the item into the record.

Planner Chetuya stated that the applicant is requesting to install two 8' high Mahogany panel bottom dual clear tempered glass doors on the front of the property because the current doors are not weathering well and hard to secure. The requested doors are in conformance with the material and style requirements as stated in the Lancaster Development Code (LDC) and as shown on the attached images depicting examples of commercial doors from the 1890's - 1930's. The LDC states that each main or principle door must have a transom above it and that all doors and frames shall appear to be of wood construction, with or without glass, and of a design complimentary to the 1890's-1930's commercial architecture. Staff recommends approval of the request as it is in conformance with the LDC.

Chair Hooper inquired as to the age of the existing doors. Ms. Chetuya stated that the existing doors were installed around the 1990's.

Committee Member Siegfried-Giles stated that she felt the doors could be repaired versus being replaced and that the proposed doors appeared to be more modern in nature than what would be appropriate for a building of that age. Ms. Chetuya stated that the LDC does allow for the door to be more glass. Ms. Siegfried-Giles said that she agrees with the fact that she is allowed to install this door, however it does not seem appropriate in this location.

Committee Member Delaisse stated that he agreed that the proposed door was not appropriate because there is too much glass.

Chair Hooper stated that the proportion of glass to wood is very different than the existing building.

Committee Member Guinn stated that she felt that the picture of the original building looked like the door is full glass.

Committee Member Delaisse stated that the door has already been adjusted so much that the historic nature of the door isn't relevant at this point any longer.

Committee Member Siegfried-Giles stated that if we continue to allow modern doors to be installed on the square eventually the square will not look as it was intended. Committee Member Delaisse stated that the same thing has already occurred on the building two doors down.

Committee Member Siegfried-Giles stated that if an applicant is coming before our committee they should at least have an accurate representation of the work they would like to do.

Chair Hooper inquired whether the picture that the applicant provided was to scale and that if it was, then the ratio of wood to glass was not as it appeared on the picture. Committee Member Siegfried-Giles agreed stating that if the pictures were correct the doors would be wider than they look and appeared to be distorted.

Committee Member Hinkle stated that these are doors that can be easily replaced and are not detrimental to the structure itself.

MOTION: Committee Member Hinkle made a motion, and seconded by Committee Member Delaisse to recommend approval of item 2. The vote was cast 4 for, 1 against. (Committee Member Siegfried-Giles recommended denial)

MOTION: Committee Member Siegfried-Giles made a motion, and seconded by Committee Member Guinn to adjourn the meeting. The vote was cast 5 for, 0 against.

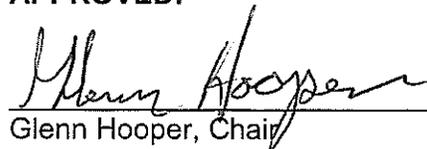
The meeting was adjourned at 6:54 p.m.

ATTEST:



Bester Munyaradzi, Senior Planner

APPROVED:



Glenn Hooper, Chair