

MINUTES OF THE LANDMARKS BOARD

DATE: October 21, 2020

TIME: 5:30pm

The regular meeting and public hearing of the Landmarks Board was held on the above date and time via Zoom.

Staff members: Michael Sparlin, Senior Planner and Tom Rykowski, Assistant Attorney

ROLL CALL:

Landmarks Board members: Paden Chambers (Chair), Kent Brown, Layne Hunton, Randall Allen, Adam Letterman, Paul Lewis, and Kent Brown. Absent: Kaitlyn McConnell (Vice-Chair)

APPROVAL OF MINUTES: Postponed until November 4, 2020 meeting.

NEW BUSINESS:

Certificate of Appropriateness:

320 E. Commercial Street – Karen Schaefer, owner stated that they want to replace 4 windows on the south and west side of the building that have been damaged by moisture and would like to replace with aluminum clad windows. They had looked at repairing the wooden windows, but the cost was prohibitive and not feasible and only the paint is holding.

Mr. Paden Chambers opened the public hearing.

Mr. Paden Chambers asked about the arch top of the windows.

Ms. Schaefer noted that they will be use a filler panel and noted that the windows are not facing Commercial Street.

Mr. Randall Allen asked about the arch above the windows.

Ms. Schaefer stated that they will fill the area with aluminum clad panels.

Mr. Allen asked if she does not get approval, what are her options.

Ms. Schaefer noted that she is getting financing through the City of Springfield loan program and if the current proposal is not approved, she would have to get alternative financing and it may not be feasible on the cost. She also stated that she purchased the building 2017 and had been previously remodeled, but there is not a lot of information to review.

Layne Hunton stated that he was actually walking around the building and sees the windows in question.

Mr. Paden Chambers closed the public hearing.

Michael Sparlin stated that it is recommended to maintain the arch configuration however other aspects of the design guidelines distinguish between the primary and secondary elevation.

Mr. Randall Allen believes that the appearance looks in compliance and would hate to hinder weather tight windows and is in approval.

Mr. Paden Chambers stated that he is more concerned that the windows have to be replaced only after 7 years of installation and believes the proposed windows follow guidelines.

Board Action

Randall Allen motioned to **approve** Certificate of Appropriateness (320 E. Commercial Street). Kent Brown seconded the motion. The motion carried as follows: Ayes: Paden Chambers (Chair), Kent Brown, Paul Lewis, Layne Hunton, Adam Letterman, and Randall Allen. Nays: None. Abstain: None. Absent: Kaitlyn McConnell (Vice-Chair).

Certified Local Government Review: None

Pre-Application Review: None

Local Historic Site Nomination Review: None

COMMUNICATIONS: Concerns over 220 East Commercial (Old Citizen Bank) and work on the exterior of the building without approval. Work was being done in the interior building and the contractor has stopped work on the building to allow for Landmarks Board review.

REPORTS:

Report on Committees: None

Application: None

Demolition: None

Historic Site and Districts

Jefferson Avenue Footbridge: None

Potential Local Nomination: None

Communications:

Awards and Recognition: None

Design Guidelines: Need to discuss sending out Design Guidelines and moving forward.

Administrative approval of C of A's: None

Any other matters that fall under the jurisdiction of the Board: None

ADJOURNMENT:

There being no further business, the meeting was adjourned.



Michael Sparlin, Senior Planner