

"A Historic Past"



"A Bright Future"

CITY OF DELAWARE CITY
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**CITY OF DELAWARE CITY
HISTORIC PRESERVATION COMMISSION
August 3, 2010**

Call To Order

The regular meeting of the Historic Preservation Commission was called to order at 7:00 p.m. by Commissioner Holmes. Those present included Commission Members Martin, Bonner, Gland, Holmes, Evans and Slotter. City Manager Morrill was also in attendance.

Action Upon the Minutes of the Previous Meeting

The minutes of the April 13, 2010 HPC meeting were discussed. Some changes were made prior to the meeting by Commissioners Holmes and Martin. However, due to an oversight at town hall, those revisions were not reflected in the minutes sent to the HPC members for review. The revisions were discussed. Commissioner Martin made a motion to approve the minutes of the April 13, 2010 meeting with the revisions that were sent prior to the meeting. Commissioner Slotter seconded the motion. A vote was taken, all ayes, motion carried.

141 Clinton Street – Gary & Nancy Cleveland – porches, windows and door

Commissioner Holmes had a letter from Fred Dawson, who was contacted to review the rear addition for the Clevelands, as the structure was condemned by New Castle County. City Manager Morrill reminded HPC that the Clevelands had come to the last HPC meeting and discussed possible changes to the middle of the structure, which seemed to be just a fact-finding mission. Commissioner Martin added that even though there was no quorum at the last meeting, she and Commissioner Slotter had given them some helpful information. The City Manager said that the property may have been sold. As there was no one to represent the Clevelands, no additional discussion occurred.

Angela & Charles Forbush – Correspondence

City Manager Morrill explained that this letter, requesting mortgage help, was sent to HPC and Main Street. He explained that the Forbushes stated in their letter that Ms. Forbush does beading which might qualify them for a working capital loan through the Revolving Loan Program. This would be contingent upon them planning to open a business and choosing a building that could be used as a shop and residence. The loan would be minimal, but could possibly provide down payment money toward the cost of the property. The City doesn't do home loans, but does support businesses. Discussion followed. The HPC members determined that there was really nothing that could be done by HPC. Commissioner Slotter agreed to contact the Forbushes and inform them of HPC's decision.

300 Bayard Street – Paul Parets - porch

It was determined that there was no information in the file and Mr. Parets was not in attendance to discuss this. No discussion occurred.

Battery Park – City Manager – Old Locks Interpretive Signage Briefing

City Manager Morrill gave a brief overview of the signs, containing pictures and text, that are planned for the park in the area of the promenade surrounding the locks. He added that the City now has funding to do these signs and has started working with two consultants: historian Susan Chase, and graphic artist and sign designer Eileen Tenor who worked on similar signage in the Riverfront Park in Wilmington and has much experience working with the National Park Service. City Manager Morrill added that half of the funding came from the National Park Service through State Historical Preservation, as Delaware City is a Certified Local Government, and the other half, which provides the matching funds, comes from the State Greenway Program. City Manager Morrill gave the history of the project and stated that if all goes according to plan, the signs should be installed next spring. He added that there is a tight schedule to get the concept design outlined due to grant constraints. The City Manager explained that he was coming to HPC because the signs will be placed in Battery Park and he wants HPC to understand where the signs will be placed and what they will look like. He also extended an invitation to the HPC members, as individuals, to participate in the creation of the content. He said he was seeking approval of the project as a whole. Al Morgan, head of Delaware City Historical Society, has been working with Susan Chase to create the text and will be inviting Walt Comegys and Bobby Haugh and anyone else who is interested to assist. Ms. Chase and Ms. Tenor gave a presentation showing the work to date. Discussion followed. Commissioner Martin made a motion to accept the topic outline that has been presented, the locations proposed, the general size of the signs and the general concept of the supports as presented. In addition the installation of the concrete pavers must be neat and respect the existing brick and the walkway. Additional

discussion followed. Commissioner Slotter seconded the motion. A vote was taken, all ayes, motion carried.

141 Clinton Street – Gary & Nancy Cleveland – porches, windows and door (continued)

Mr. Steven Tait, the new owner of 141 Clinton Street, arrived to discuss the problems that were pointed out by New Castle County Code Enforcement when the property was condemned. He stated that he would need approval to remove asbestos and to remove the rear of the structure, repair windows, etc. He pointed out in a rendering of the structure, the area to be removed. The structure was originally two houses. One chimney and the wall that originally divided the residences were removed previously. After the initial work, he would like to get documentation from the county that the property is no longer condemned. He would then repair the windows and return to HPC to get approval to tear off the middle section. Discussion followed regarding the possible age of the middle section. Commissioner Martin said HPC would like to see documentation of any structural problems in the middle section as well as photographs and a plan to rebuild something that is sympathetic to the house. HPC would not approve the removal of part of the structure that is framed and sheathed in wood and put up something that is vinyl clad. Discussion followed. Commissioner Gland made a motion to allow Mr. Tait to remove the asbestos siding from the structure and to remove the rear one-story additions that are in violation of the County Code, as they don't appear to have any architectural or structural integrity. In addition Mr. Tait will return to HPC for approval prior to doing any additional work. Commissioner Martin said HPC would need to have photo documentation of the rear that is being removed. Commissioner Martin seconded the motion. A vote was taken, all ayes, motion carried.

Other Topics of Discussion

Commissioners Martin and Bonner attended the Mayor and Council meeting in order to present the reasoning and standards behind HPC's decision regarding Mr. Xenidis' fence on Washington Street. The Mayor and Council tabled the topic until the next meeting that will be held on August 16, 2010. Other members of HPC were asked to attend that meeting if possible.

Adjournment

A motion was made to adjourn the meeting. The motion was seconded. A vote was taken, all ayes, motion carried. Meeting adjourned at approximately 8:03 p.m.

Respectfully submitted,

Dawn K. Gwynn

City Secretary

