

"A Historic Past"



"A Bright Future"

CITY OF DELAWARE CITY
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**CITY OF DELAWARE CITY
REGULAR MEETING OF THE
HISTORIC PRESERVATION COMMISSION
September 6, 2011**

Call to Order

The regular meeting of the Historic Preservation Commission was called to order at 7:10 p.m. by Vice Chair Debra Martin. In attendance were Dale Slotter, Lynn Dilliplane, Jean Bonner, Mark Gland and Laura Lee.

Introduction

The commission had a Moment of Silence for the late HPC Commissioner Kay Holmes. The commission welcomed the new Commissioner, Laura Lee, to HPC. Commissioner Lee lives in nearby Fort DuPont and works for Fort Delaware State Park.

Action upon the Minutes of the Previous Meeting

A motion was made by Lynn Dilliplane and seconded by Mark Gland to accept the minutes as revised. A vote was taken, all ayes, motion carried.

Demolition of Garage – 320 Adams Street

Michael & Jennifer Scalia of 2224 Bear Corbitt Road, Bear, DE - Purchased the home located at 320 Adams Street and want to tear down the dilapidated garage as it has a dirt floor and no footers. The building does not appear to be historic. They have no intention of replacing the garage once it is removed.

A motion to approve the demolition of the garage at 320 Adams Street was made by Dale Slotter and seconded by Mark Gland. A vote was taken, all ayes, motion carried.

Comments

Michael Scalia – 320 Adams Street wanted to know what he has to do to install 10 x 10 deck on back of the home. Debra Martin stated for new construction he will need to obtain permit from DC Town Hall and comply with New Castle County requirements. There are also Historic Preservation Tax Credits and Historic District loans and grants available to homeowners. This information is available at DC Town Hall. Discussion followed on the home's condition.

John Buchheit – had a question about the pump house on Canal Street owned by New Castle County. Should they want to tear-down the pump house and build a new pump house, would they need approval of the HPC? Discussion followed about whether the pump house is within the Historic District. If it is not then they would just need to comply with county regulations.

John Buchheit – expressed concern regarding a historic home on Monroe Street for sale which is currently advertised by the realtor as best to tear the home down. John wants to know if there is anything they can do to save this property. According to Debra Martin's recollection, the property is not part of the Historic District, residents were given the option to opt out of being included, and she believes this is one of the properties. With the home not being in the Historic District, there's nothing the commission can do formally. However, it was suggested to send a friendly letter to owner/realtor from Council proposing remarketing the home, utilizing the historic structure rather than tearing it down. Also, the commission discussed the possibility of an amendment or reassessing the property to have it added to the historic district since it hasn't been done since the 80's.

Mark Gland – Attended IPTW conference by historic preservation and real estate expert Donovan Rypkema. The conference covered different aspects of preservation, statistical studies on the impact of historic districts and historic structures on a community as a whole. It proved to be an advantage to the community both residents and businesses by preserving historic buildings. There were various trades there showing basics of slate work, faux finishes, painting, etc., all by the Preservation Trades Network. Mark suggested this may be something the community could benefit from. Debra Martin asked if Mark had attended the meeting in New Castle, but mentioned she found the registration fees too high. Discussion followed regarding trying to do this previously at Fort DuPont.

Debra Martin – reminder about the Commissioners Training on Friday 9/16 from 12:30-5:00pm, and the window rehab workshop at the Sash Shop on 9/17 & 9/18.

Jean Bonner – suggested adding something to the next town newsletter to pay tribute to Kay Holmes.

Lynn Dilliplane – Homeowner at 113 Clinton Street had asked her about making the home more appropriate to the neighborhood. They are looking for some direction, the commission suggested he do some research and bring some ideas to the HPC meeting for discussion.

Adjournment

A motion was made to adjourn and seconded. A vote was taken, all ayes, motion carried. Meeting adjourned at 7:55pm.

Respectfully submitted,
Michelle A. Hartman
City Secretary