



TULSA PRESERVATION COMMISSION

REGULAR MEETING MINUTES

Tuesday, March 27, 2018, 4:30 P.M.

City Hall @ One Technology Center, 175 East 2nd Street
10th Floor - North Conference Room

A. Opening Matters

1. Call to Order and Verification of Quorum

Chairman Reeds called the Regular Meeting to order at 4:40 P.M.

Members Present

Ted Reeds, Chair
David Schoell, Vice-Chair
Peter Grant, Secretary
Chris Bumgarner
David Pounds
Robert Shears
Mary Lee Townsend
Jim Turner

Members Absent

Mike Craddock
Susan McKee

Staff Present

Jed Porter, Addison Spradlin, Bob Edmiston

Others Present

Jennifer, Mike, and Lilly Kneafsey, David Blackburn

2. Approval of Minutes from March 8, 2018

Commissioner Grant proposed that the Minutes be revised to reflect Commissioner Bumgarner's attendance after late arrival. Commissioner Bumgarner made a motion to approve the Minutes as revised. The motion was seconded by Commissioner Reeds and approved by majority.

Vote: Meeting Minutes, March 8, 2018

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Reeds		Townsend	Craddock
2. Schoell			McKee
3. Grant			
4. Bumgarner			
5. Pounds			
6. Shears			
7. Turner			

3. Disclosure of Conflicts of Interest
No Conflicts of Interest were disclosed.

B. Actionable Items

1. **HP-18-021 / 1868 E. 16th Pl.** (Yorktown)
Applicants: Jennifer and Michael Kneafsey
Proposal:
 1. Demolition of residence

Staff presented its report, directing attention to the report on the condition of the residence prepared by Associated Engineers & Inspectors, Inc. and submitted by the applicants. The applicants commented that the residence had been owned for nearly twelve years and that no maintenance had been performed prior to their ownership. Their objective is demolition of the residence to prepare the site for new construction. Commissioner Reeds inquired whether the applicants were familiar with the requirements for new construction, and the applicants indicated their familiarity. Commissioner Shears inquired about the recent occupancy of the residence and was informed that the residence was presently leased. Commissioner Schoell noted that the conditions could be addressed through their repair and indicated that the application would probably be disapproved. Commissioner Reeds inquired about the size of the new residence and was informed that the residence would have approximately 2,500 square feet and would be two stories in height. Mr. Blackburn, the applicants' contractor, commented that the expense of new construction would be approximately \$330,000 and the expense of improvements for compliance with the code would be \$175,000 without any return on that investment. Commissioner Turner commented that no residences with two stories were located on the street and expressed concern about the compliance with requirements for coverage of the lot and setbacks. The applicants responded that their intention was the design of a residence which would be compatible with the neighborhood and which could be occupied for the rest of their lives, as they loved the neighborhood.

As there was no further discussion, Commissioner Turner made a motion to deny the application. The motion was seconded by Commissioner Schoell and approved unanimously.

Vote: HP-18-021 / 1868 E. 16th Pl. (Yorktown)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Reeds			Craddock
2. Schoell			McKee
3. Grant			
4. Bumgarner			
5. Pounds			
6. Shears			
7. Townsend			
8. Turner			

2. **HP-18-022 / 1324 E. 17th Pl. (Swan Lake)**

Applicants: Lizette and Jason Corcoran

Proposal:

1. Removal of wooden panels on gate

Staff presented its report, noting that the proposal involved removal of the panels to enable the gate to operate more easily. Commissioner Schoell expressed concern about the appearance of the gate after removal of the panels, but Commissioner Reeds noted the appeal of transparency after their removal. Several commissioners renewed expressions of concern about the appearance of the gate after removal of the panels.

As there was no further discussion, Commissioner Townsend made a motion to approve the application with the condition that, after removal of the panels, the gate be fully repaired with the attachments for the panels completely removed, any imperfections in the surface concealed, and paint applied to ensure a uniform appearance. The motion was seconded by Commissioner Bumgarner and approved unanimously.

Vote: HP-18-022 / 1324 E. 17th Pl. (Swan Lake)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Reeds			Craddock
2. Schoell			McKee
3. Grant			
4. Bumgarner			
5. Pounds			
6. Shears			
7. Townsend			
8. Turner			

C. Discussion of Awards

Commissioner Turner expressed appreciation for Ms. Spradlin’s efforts towards the presentation of projects for consideration as recipients of awards and proposed that the Outreach Committee convene to review nominations. Ms. Spradlin will provide additional information.

D. Reports

1. Chair Report

None

2. Staff Report

Staff presented a report on the activity at the residence located at 1710 South Trenton Avenue and requested direction after the lack of response to a Letter of Notification. After a brief discussion, Commissioner Townsend made a motion to direct the staff to confer with the supervisor in the Working in Neighborhoods Department about a Letter of Notification which would advise the owners of a potential citation for failure to obtain a permit. The motion was seconded by Commissioner Schoell and approved by majority.

Vote: Letter of Notification from Working in Neighborhoods Department

In Favor

Opposed

Abstaining

Not Present

1. Reeds

Turner

Craddock

2. Schoell

McKee

3. Grant

4. Bumgarner

5. Pounds

6. Shears

7. Townsend

E. New Business

None

F. Announcements and Future Agenda Items

None

G. Public Comment

None

H. Adjournment

Chairman Reeds adjourned the Regular Meeting at 5:40 P.M.