



# TULSA PRESERVATION COMMISSION

## REGULAR MEETING MINUTES THURSDAY, APRIL 12, 2012, 11:00 AM City Hall @ One Technology Center, 175 E. 2<sup>nd</sup> Street 10<sup>th</sup> Floor North Conference Room

THE AGENDA FOR THIS MEETING WAS POSTED AT THE OFFICE OF THE TULSA CITY CLERK, 175 EAST SECOND STREET, TULSA, OKLAHOMA, IN COMPLIANCE WITH THE OPEN MEETING ACT, ON APRIL 11, 2012 AT 8:12 A.M.

### A. Opening Matters

#### 1. Call to Order and Verification of Quorum

Chairman Bergman called the Regular Meeting to order at 11:00 a.m.

#### Members Present

Kristen Bergman, Chairman  
Robert Shears, Vice-Chair\*  
Susan McKee, Secretary  
Jack Hodgson\*  
Matt King  
Barbara Smallwood  
Mary Lee Townsend

#### Members Absent

David Blackburn  
Jim Turner

\*Late

#### Staff Present

Amanda DeCort, Attorney Bob Edmiston, Monty McElroy

#### Others Present

John Taylor; Chad Lukenbaugh; Chester Ehrig

#### 2. Approval of Regular Meeting Minutes of March 27, 2012

Commissioner McKee made a motion to approve the Regular Meeting Minutes for March 27, 2012. Commissioner Townsend seconded. Chairman Bergman called for a vote on the motion. The motion was approved by majority of members present.

**In Favor**

- 1. Bergman
- 2. McKee
- 3. Smallwood
- 4. Townsend

**Opposed**

None

**Abstaining**

- 1. King

**Not Present**

- 1. Hodgson
- 2. Shears

**3. Disclosure of Conflicts of Interest**

No one reported a conflict of interest with the proposals on the agenda.

**B. Actionable Items**

**1. COA-12-013/ 1145 N. Denver Avenue (Brady Heights)**

Applicant: John Taylor

COA Subcommittee Review Date: None

Request:

- 1. Replace entire roof with asphalt composition shingles, including two small portions of slate roof flanking front dormer.
- 2. Replace asphalt composition shingles on barrel roof of front entry portico with copper material.

Monty McElroy presented Mr. Taylor’s Certificate of Appropriateness application to the Commission and read the applicable guidelines for this district. Mr. Taylor was present to answer questions.

Mr. Taylor showed samples of shingles for the main roof and pictures of metal roofing material for the entry portico. He talked about and showed pictures of a proposed metal material somewhat resembling copper.

Commissioners decided to vote on each item separately.

Commissioners discussed replacement of the slate portions of the roof with asphalt shingles, and expressed concern with the proposed new product’s lack of color variation and style not closely resembling the original slate roof.

Commissioner Townsend made a motion to deny Item #1 of the application. Commissioner Smallwood seconded the motion. Chairman Bergman asked for a vote on the motion.

**Vote: 1145 N. Denver Avenue, Item #1**

**In Favor**

- 1. Bergman
- 2. Hodgson
- 3. King
- 4. McKee
- 5. Smallwood

**Opposed**

None

**Abstaining**

- 1. Shears

**Not Present**

None

## 6. Townsend

The motion to **Deny was Approved** by members present and voting. Guidelines cited: Roofs, Preferred Option, 1. and 2.; Roofs, Second Option, 1. and 2.

Commissioners suggested that Mr. Taylor withdraw the application and resubmit a new application including details for (a) variegated shingle roof that simulates slate and (b) detail the metal material for part 2. Applicant chose to withdraw the application.

No vote was taken on Item #2.

## C. Reports

### 1. Staff

a. Asst. City Attorney Bob Edmiston reported on the caveat to be filed for HP-zoned properties. Commissioners discussed potential language for what actions require review. Staff suggested that the language be taken directly from Chapter 10A. Attorney Edmiston stated that he will update the language, incorporate legal descriptions, and have a final draft at the next meeting for TPC review and approval.

b. Amanda DeCort reported on the Statewide Preservation Conference, upcoming Window Repair Workshops, Historic Tax Credits, and an upcoming Board of Adjustment appeal. She distributed a letter of support for the upcoming Greenwood National Register Nomination from Councilors Henderson and Patrick, and reminded the Commission that they would be reviewing the nomination later this year. Commissioners noted the quality and number of letters received to date, which had been distributed by email on April 11th. DeCort will remind everyone of the letters when public meetings begin.

### 2. Chair report:

Chairman Bergman reminded the Commission of the list of legislators and urged everyone to write a note about the Historic Tax Credits.

### 3. Committees:

a. Rules and Regs: no report

b. Outreach: Chairman Bergman reported that the Realtor Education class has been rescheduled for fall.

c. Design Guidelines: Commissioner Smallwood reported that the TMAPC's work session to discuss the Unified Design Guidelines will be April 18th at 2:00 pm.

## D. New Business

None

## E. Announcements and Future Agenda Items

1. Cherie Cook from the Coalition of Historic Neighborhoods thanked the

Commission for moving forward with the Caveat and noted that the neighborhoods have wanted something to be put in place for many years.

2. Commissioner McKee asked if the TPC was planning to follow up on Councilor Ewing's request for a position on the proposed PUD moratorium within HP Zoning districts. Chairman Bergman stated that the Zoning Code Update project was addressing the issue, and if the TPC needed to take an action in the future they could do so.

3. Commissioner Smallwood reported that the unfinished modern house on Hazel Boulevard in Sunset Terrace has been purchased by an acquaintance of hers, who intends to finish the home, paint it, landscape it and soften it so that it will blend in better with the historic neighborhood.

4. DeCort asked Commissioners to please send her their upcoming vacation schedules.

#### **F. Adjournment**

Chairman Bergman adjourned the meeting at 11:34 a.m.

The proceedings of the Tulsa Preservation Commission Regular Meeting of April 12, 2012 were recorded. The meeting minutes were transcribed by Monty McElroy. Minutes approved by the TPC on April 24, 2012.