



TULSA PRESERVATION COMMISSION

REGULAR MEETING MINUTES

Thursday, April 9, 2015, 11:00 AM

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

David Pounds as Chairman called the Regular Meeting to order at 11:05 am.

Members Present

David Pounds, Chair
David Schoell, Secretary
Susan McKee
Tom Neal
EX-OF Ted Reeds
EX-OF Pam Deatherage*
Mike Craddock
*Late

Members Absent

Robert Shears, Vice-Chair
Charles Sottong
Jim Turner
John Snyder

Staff Present

Bob Edmiston, Jennifer Gates

Others Present

Robert Spurlock, Stephen Poleman, Rick Phillips, Annie Hartzog, Michael Park

2. Approval of Minutes from March 24, 2015.

Commissioner Craddock made a motion to approve the request. Commissioner McKee seconded the motion. The motion was approved unanimously.

Vote: Meeting Minutes March 7, 2015.

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds			Shears
2. Schoell			Sottong
3. McKee			Turner
4. Neal			Snyder
5. Craddock			

4. Disclosure of Conflicts of Interest
Commissioner Pounds stated who knew applicant, Steve Pullman, professionally and it would not influence his ability to act impartially with regard to the application; therefore, he did not consider it a conflict of interest.

B. Actionable Items

1. COA-15-02 / 1625 S. Norfolk Ave. (N. Maple Ridge)

Applicant: Robert Spurlock

COA Subcommittee Review Date: None

Request:

1. Construct dry-stack limestone retaining wall around west and south side of property
2. Construct decorative iron fence with gate along west and partial south yards

Staff presented all requests to the Commission and the applicant was present at the meeting. The Commission discussed the application and using cut stone instead of rough stone. The Commission expressed concern about the longevity of a dry stack at that height of a wall if rough was used and requested applicant to research other cut stone materials.

Commissioner Neal made a motion to approve Request 2. Commissioner McKee seconded the motion. The motion was approved unanimously. Guidelines cited: G.1.4, G.1.5

Vote: 1625 S. Norfolk Ave. (N. Maple Ridge)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds			Turner
2. Schoell			Sottong
3. Neal			Shears
4. McKee			Snyder
5. Craddock			

Commissioner Pounds made a motion to continue Request 1 without objection from the applicant providing new stone material. Commissioner McKee seconded the motion. The motion was approved by majority. Guidelines cited: G.1.4, G.1.5

Vote: 1625 S. Norfolk Ave. (N. Maple Ridge)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds			Turner
2. Schoell			Sottong
3. Neal			Shears
4. McKee			Snyder
5. Craddock			

2. COA-15-05 / 1705 S. Cincinnati Place (N. Maple Ridge)

Applicant: Annie Hartzog

COA Subcommittee Review Date: None

Request:

1. Replace wood porch steps according to plans submitted

Staff presented the application to the Commission and the applicant and the applicant's representative, Rick Phillips, was present at the meeting.

Applicant's representative, Phillips, described how the concrete steps will tie into the brick porch column. The Commission discussed the application.

Commissioner Neal was concerned about the curved steps would keep with the historic character of the neighborhood. The applicant and representative stated that other homes; including the one next door has similar steps.

Commissioner Neal made a motion to approve the applicant's request. Commissioner Craddock seconded the motion. The motion was approved by majority. Guidelines cited: A.6.2, A.6.3

Vote: 1705 S. Cincinnati Place (N. Maple Ridge)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds	Schoell		Turner
2. Craddock	McKee		Sottong
3. Neal			Shears
			Snyder

3. COA-15-09 / 1755 S. St. Louis Ave. (Swan Lake)

Applicant: Steve Poleman

COA Subcommittee Review Date: April 2, 2015

Request:

1. Construct third story addition according to drawings submitted

Staff presented the application to the Commission and the applicant was present at the meeting.

Commissioner Neal presented the COA Subcommittee report. Commissioner Neal stated that the COA recommended approval with changes to the application. The applicant expressed his architect was not comfortable with one gable window, and the applicant preferred two gable windows. The Commission discussed one window versus two windows for the gable. The applicant stated he wanted to allow more natural light with two windows.

Commissioner Neal made a motion to approve the applicant's request with two gable windows. Commissioner Schoell seconded the motion. The motion was approved unanimously. Guidelines cited: B.1.1, B.1.2, B.1.3, B.1.4, B.4.1, B.4.2, B.3.1, B.3.2, B.3.3.

Vote: 1755 S. St. Louis Ave. (Swan Lake)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds			Turner
2. Schoell			Sottong
3. Neal			Shears
4. McKee			Snyder
5. Craddock			

4. COA-15-10 / 2001 E. 17th Place (Yorktown)

Applicant: Michael Park

COA Subcommittee Review Date: None

Request:

1. Construct rear addition according to drawings submitted

Staff presented the application to the Commission and the applicant was present at the meeting.

The Commission discussed the application and what the commission has purview to review in accordance with the Zoning Code and Design Guidelines. While the side view of the addition would be visible, the question regarding if the rear gable of the addition would be visible and therefore should be clipped in the same manner as the rest of the gables on this house. While an elevation of the would distinctly show a clipped gable the Commission discussed whether it would or would not be visible from the street. Commissioner Neal motioned to approve with a condition to approve the rear roofline with a clipped gable to matching the existing house. No second.

Commissioner Pounds made a motion to approve the addition per the applicant's request. Commissioner Schoell seconded the motion. The motion was approved by majority. Guidelines cited: B.1.1, B.1.2, B.1.3, B.1.4, B.4.1, B.4.2, B.3.1, B.3.2, B.3.3.

Vote: 1755 S. St. Louis Ave. (Swan Lake)

<u>In Favor</u>	<u>Opposed</u>	<u>Abstaining</u>	<u>Not Present</u>
1. Pounds	Neal		Turner
2. Schoell			Sottong
3. Craddock			Shears
4. McKee			Snyder

5. Zoning Code Update Preservation Commission Comments

The Commission expressed concern regarding accessory structures in the rear and side yards. The Commission expressed concern regarding demolition by neglect and how to enforce it. The Commission expressed concern regarding education about mitigating neglect and how does the Staff and the Commission publicizes educational opportunities.

Zoning Code Update Preservation Commission Comments was continued until the next TPC regular meeting.

6. Window Policy – Window Replacement Information and Submittal Requirements

Window policy was continued until the next TPC regular meeting.

C. Reports

A. Chair Report - None

1. Committee Reports - None

B. Staff Report - None

D. New Business

None.

E. Announcement and Further Agenda Items

F. Adjournment

Meeting adjourned at 1:09 pm by Chairman Pounds.