



## REGULAR MEETING MINUTES

Thursday, July 17, 2025, 11:00 A.M.  
City Hall at One Technology Center, 175 East 2nd Street  
10th Floor, North Conference Room

### A. Opening Matters

1. Call to Order and Verification of Quorum

Commissioner Grant called the regular meeting to order at 11:12 a.m.

#### Members Present

Peter Grant, Secretary  
Mark Sanders  
Susan McKee, MFA  
Mary Lee Townsend, Ph.D.  
James E. Turner, AIA  
Katelyn Parker, RA

#### Members Absent

Shane Hood, Chair  
Royce Ellington, Vice-Chair  
Jackie Price Johannsen  
Geoffery Evans, PLA, ASLA

#### Staff Present

Audrey Blank, Rebecca Cantu, Skylar Marlow-Fuson

#### Others Present

Greg Eimen, Chrissy Eimen, Drew France, Liz Murry

2. Review and Approval of Minutes – Regular Meeting, July 3, 2025. Motion made by Commissioner Townsend to approve the minutes as presented. The motion was seconded by Commissioner Parker. The motion passed.

#### **Vote: Minutes – Regular Meeting, June 5, 2025**

	<b>In Favor</b>	<b>Opposed</b>	<b>Abstaining</b>	<b>Not Present</b>
1.	Sanders		Turner	Hood
2.	Grant			Ellington
3.	McKee			Johannsen
4.	Townsend			Evans
5.	Parker			

## **B. Actionable Items**

### **1. HP-0684-2025 / 1204 S. Newport Ave. (Tracy Park)**

Applicant: Greg Eimen

Proposals:

1. Removal of wood porch columns
2. Installation of new capped porch brick pillars with wood posts
3. Rebuild/Install new low brick porch wall on front portion of northeast side of wraparound porch/patio
4. Replace existing wood siding with new brick porch walls on back portion of northwest corner and east side of enclosed porch.
5. Install new casement windows on the north and east side of the enclosed porch

Commissioner Sanders reported that the suggested approval encompasses everything except for the removal of the porch columns and the installation of an alternative. He expressed his preference for keeping the existing columns on the house. Both Commissioner Parker and Commissioner Turner agreed that they liked the columns. It was noted that the columns are a distinctive feature of the home. Mr. Eimen expressed his dislike of the columns, asserting that he does not believe they are original to the house. Commissioner Sanders noted that the softness and roundness of the columns provide a balance to the linear and hard edges of the structure. Mr. Eimen countered that this is precisely what he dislikes, as he favors the square design of the home, finding the roundness to be out of place. Commissioner Grant inquired whether the proposed replacement for the columns would be appropriate for the home. Commissioner Turner indicated that it could be appropriate if the proportions were accurate. Commissioner Grant suggested removing the columns and replacing the sagging beam on the porch. Ms. Eimen questioned the commissioners about their objections to substituting the columns with wood posts atop brick pillars. Commissioner Townsend remarked that it appears off-centered. Ms. Eimen added that during their drive around the neighborhood, they observed that most of the wood posts were not centered.

Liz Murry, the representative of Tracy Park, expressed that the homeowners are deeply passionate about their residence. She pointed out that there is no other home in the neighborhood that resembles the applicant's property. She affirmed her support for the applicant's proposal. Commissioner Grant indicated that while there are no original photographs of the home, there are indications that suggest its original appearance. He noted that the columns are likely not original, and that the porch would have been supported by a beam. Commissioner Sander expressed his willingness to either approve having the columns remain or follow Commissioner Grant's suggestion. He acknowledged that although the columns are probably not original to the house, they were likely added in the 1930s and have since become part of the home's historical character. Commissioner Townsend insisted that the columns should be removed, and if it is financially unfeasible to install a new beam, she would support the use of square wooden beam columns, provided they are centered with respect to the home. Commissioner Parker stated that she agreed with Commissioner Townsend's recommendation.

### **1204 S. Newport Ave. (Tracy Park)**

Commissioner Sander made a motion to approve items 3,4, and 5 as presented and continued items 1 and 2. The motion was seconded by Commissioner Townsend. The motion passed unanimously.

Cited Guideline (s): A.2.2, A.2.3, A.4.7, A.6.1 and A.6.3

	<b>In Favor</b>	<b>Opposed</b>	<b>Abstaining</b>	<b>Not Present</b>
1.	Sanders			Hood
2.	Grant			Ellington
3.	McKee			Johannsen
4.	Townsend			Evans
5.	Parker			
6.	Turner			

2. **HP-0690-2025 /656 N. Cheyenne Ave. (The Heights)**

Applicant: Drew France

Proposals:

1. Replacement of front door

Commissioner Sanders said that they recommended the approval of the proposed door replacement. He noted that the suggested door is historically more suitable than the existing one. Mr. France mentioned that the current door has been damaged by a rock and is currently secured with tape. He elaborated that the proposed door would enhance the craftsman style of the home. He explained that the proposed door will complement the craftsman style of home.

**656 N. Cheyenne Ave. (The Heights)**

Commissioner Turner made a motion to approve application as presented. The motion was seconded by Commissioner Parker. The motion passed unanimously.

Cited Guideline (s): A.1.3

	<b>In Favor</b>	<b>Opposed</b>	<b>Abstaining</b>	<b>Not Present</b>
1.	Sanders			Hood
2.	Grant			Ellington
3.	McKee			Johannsen
4.	Townsend			Evans
5.	Parker			
6.	Turner			

C. **Reports**

1. Staff Report  
None

2. Chair Report  
None

D. **New Business**

None

E. **Announcements and Future Agenda Items**

None

F. **Public Comment**

None

G. **Adjournment**

Commissioner Hood adjourned the regular meeting at 12:03 p.m.