

## **MINUTES**

A meeting of the **Heritage Preservation Commission** of the City of Waxahachie, Texas was held in the City Council Chambers/Conference Room, 401 S. Rogers, Waxahachie, TX on **Thursday, March 25, 2021** at **5:30 p.m.**

Heritage Preservation Commission Members present: Becky Kauffman  
Glinda Felty  
Shannon Simpson  
Peggy Crabtree  
Curtiss Thompson  
Jeff Smith

Planning & Zoning Commission Liaison: Bonney Ramsey

Heritage Preservation Officer: Anita Simpson

City Council Liaison: Mary Lou Shipley

Guests: Brad Yates, Greg Johnson, Jarratt & Erica Ripley, Mary & Tayloe Call

### **1. Call to Order**

Becky Kauffman called the meeting to order at 5:30 p.m.

### **2. Public Comments--none**

### **3. Approve minutes of meeting held February 24, 2021**

Glinda Felty made a motion to approve the minutes of the meeting held February 24, 2021. The motion was seconded by Shannon Simpson. **All ayes.**

### **4. Consider Certificate of Appropriateness for 514 W. Marvin**

There was some discussion about the plans submitted and what had already been done. The Commission wants to encourage the property owner to keep the four existing historic columns and supplement them with three of those proposed as replacements for what is missing. The Commission also recommends using 1 x 4 tongue and groove planks for the porch if that has not been done yet. If the porch has already been repaired that is alright. Shannon Simpson made a motion to approve the COA with the recommendations to be conveyed to the property owner. Curtiss Thompson seconded the motion. **All ayes.**

### **5. Consider Certificate of Appropriateness for 1201 E. Marvin**

Greg Johnson, the architect for the project, presented a detailed explanation of the plans. Jeff Smith asked about dormer and roof pitches which will be compatible with the existing structure. Becky commended the architect and property owners on doing such a good job of designing a compatible addition and renovation. Peggy Crabtree made a motion to approve the COA. Jeff Smith seconded the motion. **All ayes.**

### **6. Consider approval of renewal HT tax exemption applications**

The following properties were reviewed by the Commission:

507 W. 2 <sup>nd</sup>	409 Bird Lane	204 Brown	209 Brown
407 Brown	501 Brown	802 Brown	855 Cantrell
405 Clark Lane	210 N. College	414 N. College	101 S. College
209 S. College	106 Floyd	105/107 W. Franklin	109 E. Franklin
617 N. Grand	313 Harbin	110 S. Hawkins	200 S. Hawkins
206 S. Hawkins	601 W. Jefferson	604 W. Jefferson	501 John Arden
105 Lucas	700 W. Main	708 W. Main	716 W. Main
814 W. Main	818 W. Main	903 W. Main	1000 W. Main
1001 W. Main	1034 W. Main	1307 W. Main	314 E. Marvin
319 E. Marvin	320 E. Marvin	323 E. Marvin	1219 E. Marvin
207 W. Marvin	405 W. Marvin	412 W. Marvin	414 W. Marvin
707 W. Marvin	902 W. Marvin	219 Monticello	201 Oldham
305 Oldham	118 Overhill	509 N. Rogers	107 Savannah
501 Sycamore	504 Sycamore	600 Sycamore	305 University
205 E. University	326 W. University	206 Virginia	329 Virginia
511 Water	716 Water	600 Williams	

Jeff Smith made a motion to **approve** the above properties for the 2021 HT exemption. Shannon Simpson seconded the motion. **All ayes.**

205 Bryson—railings too tall

Becky Kauffman made a motion to deny the above property; motion seconded by Jeff Smith. **All ayes.**

Becky left the meeting for medical reasons at 6:25 pm.

## **7. Consider approval of new HT tax exemption applications**

211 S. College, 108 S. Hawkins, 603 W. Jefferson, 404 W. Main, 1009 W. Main, 902 E. Marvin, 1104 E. Marvin, 514 W. Marvin, 601 Oldham, 107 Park Drive, 208 S. Rogers, 405 Williams —recommend approval

301 Cynisca—new window configuration on front façade, new door; recommend denial

406 W. Franklin—no style, no historic integrity; recommend denial

411 E. Marvin—porch railing too tall, posts inappropriate, new windows; recommend denial

502 W. Marvin—vinyl windows; recommend denial

301 University—new front door; recommend denial

104 E. University—closed in garage, new door; recommend denial

405 Water—inappropriate door, windows reconfigured, no historic integrity; recommend denial

Shannon Simpson made a motion to take the recommended actions on the above properties for the 2021 HT exemption. Peggy Crabtree seconded the motion. **All ayes.**

## **8. Consider previously tabled HT tax exemption applications**

The Commission requested meetings with three of the property owners regarding their submissions. Those discussions will take place at the April 8<sup>th</sup> meeting. Other properties considered:

206 N. Grand—no response to meeting request; can reapply next year; recommend denial

405 W. Madison—no historic integrity; altered too many times over the years; recommend denial

108 Monticello—doors inappropriate, porch post wrong style for house; recommend denial

306 Pensacola—front door, windows, and porch posts not original; recommend denial

102 Vassar—picture of front door received and it is appropriate; recommend approval

Glinda Felty made a motion to take the recommended actions on the above properties for the 2021 HT exemption. Peggy Crabtree seconded the motion. **All ayes.**

## **9. Comments by Commission members and Heritage Preservation Officer**

Anita noted that meetings would return to the regular schedule in April. The April 8<sup>th</sup> meeting will consist of meetings with two property owners and workshop to discuss draft residential design guidelines and make additions/corrections/suggestions to send to Winter & Company. Anita will provide food for the group at that meeting.

## **10. Adjourn**

A motion to adjourn was made by Shannon Simpson and seconded by Curtiss Thompson. **All ayes.** Meeting adjourned at 7:05 pm.

*Respectfully submitted by Anita Simpson*