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ARCHITECTURAL REVIEW AND HISTORICAL PRESERVATION BOARD

To: Michael Morrissey
Timothy M. Keating
John Murphy, Chair
Cathy Klauzowski
Christopher Lee
Herschel "Buddy" Nash
Kent Makin

CC: Mike Bollhoefer, City Manager
Tim Wilson, Chief Planner
Ed Williams, Planning Director
Dolores Key, Econ. Dev. Director

RE: Meeting Minutes for October 15, 2008

In attendance: Board Members - Michael Morrissey, Chair John Murphy, Cathy Klauzowski, Christopher Lee and Herschel "Buddy" Nash. City Staff - Chief Planner Tim Wilson, Economic Development Director Dolores Key and Community Relations Manager Andrea Vaughn.

Absent: Timothy M. Keating, excused and Kent Makin

The Architectural Review and Historical Preservation Board met at 6:30 PM on Wednesday, October 15, 2008 in the First Floor Large Conference Room in City Hall, 300 West Plant Street.

Discussion

A quorum was determined by Chair John Murphy. The Board approved the meeting minutes from September meeting. Chair Murphy thanked the Board for its work in creating the boundaries of the study area and he appreciated the presentation by Michael Morrissey at the last meeting.

Chief Planner Wilson outlined the Historic Downtown material presented to the board – land uses, indexes of building inventories and the past approved study area. He mentioned that the Historic Building Survey of Winter Garden (1994) suggested the creation of two districts in Winter Garden: a Winter Garden Downtown Historic District (roughly bounded by Woodland, Tremaine, Henderson and Lakeview Streets) and a Winter Garden Historic Residential District (roughly bounded by Plant, Boyd, Tilden and Central Streets). The Board agreed by consensus to adopt the additional two blocks north of the current study boundaries (expanding the boundaries up to Tilden Street). See attached map.

Chief Planner Wilson presented color-coded Historic Downtown maps of current zoning and land use. The Board discussed the presented information on database spreadsheets of parcels and properties within the study area. Chief Planner Wilson then

gave a PowerPoint presentation on zoning data of Historic Downtown. There was a discussion about specifying the contributing structures in the Downtown District ordinance that will be created by this board.

The Board reviewed the Downtown Historic District – Residential Houses document that identified the most popular building styles in Winter Garden.

The next meeting will include brainstorming different regulation types and ordinances as well as the parameters of different situations in commercial and residential buildings for the Historic Downtown District.

Michael Morrissey suggested that the Board review ordinances and design guidelines of Savannah, GA and Westchester County, NY at the next meeting.

The Board adjourned to the next meeting, November 19, 2008.