

**Historic District Commission
MINUTES**

**September 27, 2018
City of Hagerstown, Maryland**

Vice chair, Christina Davis, called the meeting to order at 4:30 p.m. on Thursday, September 27, 2018, in the Conference Room, Fourth Floor, City Hall. A roster of the members of the commission and the technical posts they fill are on file and available upon request. Also present were commission members L. Allen, C. Davis, M. Gehr (late), S. Kreiger and S. Silas. S. Bockmiller, Development Planner/Zoning Administrator; and D. Calhoun, Secretary, were present on behalf of the Planning and Code Administration Department.

Mr. Gehr arrived.

Staff noted that it had no objection to moving Case No. HDC 2018-17, 808 The Terrace, to the Consent Agenda.

APPROVAL OF MINUTES: September 13, 2018:

MOTION: (Davis/Kreiger) So moved (to approve minutes).
DISCUSSION: None.
ACTION: APPROVED (Unanimous)

MOTION: (Davis/Kreiger) So moved (to move HDC 2018-17 to Consent Agenda).
DISCUSSION: None.
ACTION: APPROVED (Unanimous)

CONSENT AGENDA

One West Franklin Street – WLR Property Management/Dori Carr – Rear Courtyard, Case No. HDC 2018-33.

One West Franklin Street – WLR Property Management/Dori Carr – Replace Ramp, Case No. HDC 2018-34.

One West Franklin Street – WLR Property Management/Dori Carr – Replace Railing, Case No. HDC 2018-35.

51 and 53 North Potomac Street – WLR Property Management/Dori Carr – Remove Windows (Rear), Case No. HDC 2018-36.

47-51 North Potomac Street – WLR Property Management/Dori Carr – Replace Rear Stairs, Railings, Decking, Case No. HDC 2018-37.

808 The Terrace – Nicholas Dahlberg – Revision to Previously Approved Application for Renovations to a Garage Roof Deck, Case No. HDC 2018-17.

No one was present in the audience with comments or concerns about these cases. There were no questions or concerns raised by the HDC.

MOTION: (Davis/Silas) Mr. Chairman, I reviewed the material submitted in Cases HDC 2018-17, 808 The Terrace; HDC 2018-33, HDC 2018-34, and HDC 2018-35, One West Franklin Street; 51 and 53 North Potomac Street; and 47-51 North Potomac Street, and their associated staff reports and recommendations, and I have viewed the properties in question. The staff reports recommend approval of these applications as consistent with the applicable standards adopted by this commission, and no one has appeared at this hearing with concerns about, issues with, or objections to these applications. Therefore, I move that this commission adopt the staff evaluations and recommendations in these cases as its own and grant Certificates of Appropriateness to the applicants for the aforementioned cases.

DISCUSSION: None.

ACTION: APPROVED (Unanimous)

Kim Ewing of WLR Property Management asked about what would be required if they decided to construct a tenants-only laundry room at 47-51 North Potomac Street. Mr. Bockmiller advised that they would need to check in with the Permits Office about a possible change of use; however, if all the renovations are internal, with no changes to the exterior of the building, there would be no Historic District Commission review.

DESIGN REVIEW

None.

WORKSHOPS

None.

NEW BUSINESS

- Ms. Allen felt that there is an educational opportunity with the passage of the new ordinance pertaining to rental properties and a new focus on the Downtown Core. Mr. Bockmiller stated that the City’s inspectors are aware of the historic district boundaries.
- Commission members discussed the former YMCA building on North Potomac Street and whether it “usable.” Mr. Gehr pointed out that the area directly above the pools has been weakened by chlorine gas (weakens the rebar). Depending on the use, this area may or may not be available for use.
- Mr. Bockmiller will check to see if a council member has been assigned to the HDC as a liaison.
- BuroBox at 60 West Washington Street has a new occupant.

OLD BUSINESS

- Mr. Bockmiller reported that Megan Flick, Planner, may have a draft of the Design Guidelines ready for the second meeting in October.

ANNOUNCEMENTS

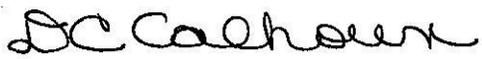
None.

ADJOURN

It was moved and seconded that the meeting adjourn (4:48 p.m.).

10/25/2018

Approved



Debra C. Calhoun – Secretary