



Historic Preservation Board Minutes

October 13, 2021 at 09:00 a.m.

Hybrid Meeting
401 S. Park Avenue | In-Person and Virtual | Winter Park, Florida

Call to Order

Chairman John Skolfield called the hybrid, in-person and virtual, meeting to order at 9:02 a.m. Present In-Person: Anne Sallee, Aimee Spencer, Wade Miller, John Skolfield, Karen James, and N. Lee Rambeau. Absent: Drew Henner. Staff: Principal Planner, Jeff Briggs; Planner I Nicholas Lewis; Planning Specialist, Aaron Hull; and Recording Secretary, Mary Bush.

Consent Agenda

Motion made by Aimee Spencer, seconded by Karen James to approve the September 8, 2021 meeting minutes.

Motion carried unanimously with a 6-0 vote. (Drew Henner was not present for the meeting.)

Staff Updates

Mr. Briggs reported that he was made aware by the applicant for the previously approved item for 723 Maryland Avenue, Zach Mitchell that he decided he will not be doing the addition to the back of the house. Chairman Skolfield asked if the approval would transfer to the new buyer to which Mr. Briggs replied yes, it would run with the land.

Mr. Briggs introduced to the Board the new Planner I, Nicholas Lewis and the Planning Specialist, Aaron Hull. He also noted that a new planner, named John Harbilas had been hired to fill the Planner III position and would be starting soon.

Mr. Briggs stated that the Certified Local Government application was approved by the City Commission and will soon be sent to the State for review and processing.

Public Comments (for items not on Agenda)

No one from the public wished to speak. The public hearing was closed.

Non-Action Items

No non-action items.

Action Items

- HDA #21-08 Request by Rodie Washington to designate the property and home at 890 Carver Street to the Winter Park Register of Historic Places.

Mr. Briggs provided the Board a brief summary of the HDA #21-08 request. He noted that the home backs up to Railroad Avenue and the warehouses that are on the other side of the street. He presented aerials of the property. He noted that it was built in 1954 and is of minimal traditional architectural style. He also noted that the applicant loves the home and would like to add it to the Historic Preservation program and possibly utilize the matching grant incentive in the future.

Staff recommendation was for approval.

Brief discussion ensued and the Board inquired as to whether or not the application notes both owners, how to confirm both owners' agreement to the request, if the applicant resides in the home, and if there are any other homes that are designated on Carver Street and Carver Court.

No one from the public wished to speak. The public hearing was closed.

Motion made by Anne Sallee, seconded by Aimee Spencer, for approval to designate the property and home at 890 Carver Street to the Winter Park Register of Historic Places.

Motion carried unanimously with a 6-0 vote. (Drew Henner was not present for the meeting.)

- HDA #21-10 Request by Angelo and Julie Segarra to designate their property and home built in 1925 at 1548 Highland Road to the Winter Park Register of Historic Places.
THIS ITEM WAS TABLED TO THE NOVEMBER 10, 2021 REGULAR HISTORIC PRESERVATION BOARD MEETING
- COR #21-09 Request by Angelo and Julie Segarra for approval to build a new two-story garage with a garage apartment.
THIS ITEM WAS TABLED TO THE NOVEMBER 10, 2021 REGULAR HISTORIC PRESERVATION BOARD MEETING.
- HDA #21-09 Request by M. Christina Delk to designate the property and buildings built in 1915 and 1935 at 424 and 422 Henkel Circle to the Winter Park Register of Historic Places.

Mr. Briggs provided the Board a brief summary of the HDA #21-09 request. He presented aerials of the property and photos of the home. He noted that the home has a garage apartment in the rear with a separate address and occupied by the applicant's son. He also noted that the owner provided the original abstract for the property showing it to be one of the first homes in the Henkel Circle area. Mr. Briggs added that the owner's desire is to not have the home become a rebuild in the future.

Staff recommendation was for approval.

Brief discussion ensued and the Board expressed their contentment with the increased interest in historic designations and the beauty of the neighborhood. Ms. Spencer requested that each applicant be provided a copy of the plat file from the Winter Park Library of houses that would have been recorded at the last survey, preferably the 1989 survey, to give the applicant historical knowledge of their home.

No one from the public wished to speak. The public hearing was closed.

Motion made by Karen James, seconded by Aimee Spencer, to designate the property and buildings built in 1915 and 1935 at 424 and 422 Henkel Circle to the Winter Park Register of Historic Places.

Motion carried unanimously with a 6-0 vote. (Drew Henner was not present for the meeting.)

Board Comments

Brief discussion ensued regarding the following:

- Ms. Spencer's request for the provision of plat files,
- voluntary designations,
- using plat files for marketing of historic preservation,
- Sanborn Fire Insurance maps,
- sharing the story of the Martha Bryant-Hall house and other notably historic homes,
- obtaining and reviewing the plat file on every house that has been designated within the current year,
- having a map that reflects the changes to the historic properties over time,
- designating more historic districts,
- defining the context of a historic district,
- physical indicators of historic districts,
- resolving noise pollution in neighborhoods,
- educating homeowners of their historic district status and getting them to commit to the quality of a historic district,
- sending a yearly letter to all homeowners with information on historic designation and its benefits,
- educating realtors on the benefits of historic designation and possibly utilizing them as speakers for historic preservation,
- utilizing neighborhood associations for promoting historic preservation,
- and adopting street tree plans for each neighborhood.

Adjournment

Meeting adjourned at 10:04 a.m.

/s/ Mary Bush.

Approved by Board on November 10, 2021.