

**HISTORIC & ARCHITECTURAL REVIEW COMMISSION MINUTES**

**FOR**

**THE TOWN OF DENTON**

**August 21, 2024**

**Historic Review Members:**

Kathy Mackel\*

Teresa Goss\*

Marc Lacoste\*

Barbara Martin\*\*

Julie Quick\*\*

\*Those Present

\*\*Excused

\*\*\*Absent

**Visitors:**

Jennifer Barr

Jeff Coleman

**Recording:**

David Renshaw, Senior Codes Enforcement Officer

George W. Bacorn, Jr., Chief of Police

## PROCEEDINGS

### **Call to Order:**

The Historic and Architectural Review Commission Meeting was called to order by Chairperson Mackel, at 6:00 p.m., on August 21, 2024, at the Denton Town Office, leading everyone in the Pledge of Allegiance.

This Meeting was made available to the public via Zoom Video Conferencing and access to the meeting was made available on the Town website.

### **Approval of Minutes:**

The minutes of the May 15, 2024, Historic and Architectural Review Commission Meeting were approved as submitted.

### **Other Old Business #1:** None.

**New Business #1 – Jennifer Barr – 105 S. 6<sup>th</sup> Street:** Jennifer Barr, (Owner and Applicant) of 105 S. 6<sup>th</sup> Street, submitted the attached application requesting approval to construct a garage.

**Garage:** Jennifer Barr is requesting approval to build a garage in her backyard.

Chairperson Mackel stated her only concern was the size of the lot but after physically looking at the site she feels the size is reasonable for the location.

Chairperson Mackel asked if they plan to put a vinyl siding on the garage to stay consistent with the look of the home.

Mrs. Barr stated they plan to keep the same style of siding as the home.

Chairperson Mackel noted there is an alleyway behind the home that is heavily overgrown.

Mrs. Barr stated they plan on clearing it all out before construction.

Chairperson Mackel acknowledged the home has a small driveway off a busy street and can see the need for a garage and more parking. She asked if that was the reason for the proposed construction.

Mrs. Barr replied that was correct.

Commissioner Lacoste asked if they could access the current driveway from the alley.

Mrs. Barr stated they are able to access it from there.

Chairperson Mackel inquired about the roofing on the garage and if it would be asphalt shingles like the type on the house.

Mrs. Barr replied yes.

Chairperson Mackel clarified there would be a total of seven (7) windows.

Chairperson Mackel motioned to approve the application for a 36x40 foot garage.

Vice Chairperson Goss seconded the motion. The motion passed unanimously. (3:0)

**New Business #2 – Other:** None.

**Staff Item #1- Article IV – Part II – Historic Overlay Zone:**

Chairperson Mackel noted the Town Staff, Town Planner, and Planning Commission have been working diligently on the new Comprehensive Rezoning and have made some needed improvements to Article IV – Historic Overlay Zone.

- §128- Structural and site standards specifications: This section was updated to not conflict with any provision of this chapter or subdivision ordinance, Chapter 73. The Commission agreed with the changes made to this section.
- §128- Historic and Architectural Review Commission: The Changes made to the section were mainly verbiage for better clarity.
- §128- Procedures for petition for designation or removal: Applications and all

attachments shall be forwarded to the Chairperson of the Historic Commission within ten (10) days instead of three (3) days. Also added was that all applications are due by the first of the month. The official will have ten (10) days instead of three (3) days to forward a response to the Historic Commission and the Historic Commission will have thirty (30) days instead of five (5) days to forward a response to the Town Council after a negative reply.

These changes are to improve the communication process and are necessary.

- §128- Action on applications for historic area work permits: The Director of Planning and Codes has fourteen (14) days instead of ten (10) day to forward applications and all attachments to the Historic Commission.

Commissioner Lacoste motioned to approve the changes made to Article IV - Historic Overlay Zone.

Vice Chairperson Goss seconded the motion. The motion passed unanimously.

(3:0)

**Staff Item #2-Other:** None.

Chairperson Mackel adjourned the meeting at 6:16 p.m.