

MINUTES

HISTORIC PRESERVATION ADVISORY BOARD MEETING
CITY HALL, 385 SOUTH GOLIAD, ROCKWALL, TEXAS
JULY 20, 2023 IN THE CITY COUNCIL CHAMBERS AT 6:00 PM

I. CALL TO ORDER

Chairman Jay Odom brought the meeting to order at 6:00 PM. Board members present were Sarah Freed, Haydon Frasier, Tiffany Miller, and Steve Gaskin. Absent from the meeting Allison McNeely. Staff members present were Director of Planning and Zoning Ryan Miller, Planner Henry Lee, Planning Technician Angelica Guevara, and Planning Coordinator Melanie Zavala. Staff absent from the meeting was Bethany Ross.

II. OPEN FORUM

This is a time for anyone to address the Historic Preservation Advisory Board (HPAB) on any topic that is not already listed on the agenda for a public hearing. Per the policies of the City of Rockwall, public comments are limited to three (3) minutes out of respect for the time of other citizens. On topics raised during the OPEN FORUM, please know that the Historic Preservation Advisory Board (HPAB) is not permitted to respond to your comments during the meeting per the Texas Open Meetings Act.

Chairman Jay Odom explained how the open forum is conducted and asked if anyone who wished to speak to come forward at this time; there being no one indicating such Chairman Odom closed the open forum.

III. CONSENT AGENDA

These agenda items are administrative in nature or include cases that meet all of the technical requirements stipulated by the Unified Development Code (UDC) and Chapter 38, Subdivisions, of the Municipal Code of Ordinances, and do not involve discretionary approvals.

1. Approval of Minutes for the June 15, 2023 Historic Preservation Advisory (HPAB) meeting.

Board member Frasier made a motion to approve Consent Agenda. Board Member Gaskin seconded the motion which passed by a vote of 4-0.

IV. PUBLIC HEARING ITEMS

This is a time for anyone to speak concerning their issues with a public hearing case. If you would like to speak regarding an item listed in this section, please submit a Request to Address the Historic Preservation Advisory Board (HPAB) (i.e. the yellow forms available at the podium or from staff). The Historic Preservation Advisory Board Chairman will call upon you to come forward at the proper time or will ask if anyone in the audience would like to speak. Please limit all comments to three (3) minutes out of respect for the time of other citizens.

2. H2023-010 (ANGELICA GUEVARA)

Hold a public hearing to discuss and consider a request by Alexander Barakat for the approval of a Certificate of Appropriateness (COA) for a fence on a Medium Contributing Property being a 0.2800-acre parcel of land identified as Lot C, Block 2, Farmer & Merchants Addition, City of Rockwall, Rockwall County, Texas, zoned Single-Family 7 (SF-7) District, situated within the Old Town Rockwall (OTR) Historic District, addressed as 303 Williams Street, and take any action necessary.

Planning Technician Guevara provided a brief summary in regards to the request. The subject property is classified as a Medium Contributing property. The applicant is requesting approval of a COA for the purpose of removing and replacing it with either: [1] Option 1- replacing the damaged fence with a 4-foot, black wrought iron fence and painting it white or; [2] Option 2- replacing the damaged fence with the original 3-foot, 3-board white fence. When reviewing the surrounding properties, staff found that there was only one (1) other house on Williams Street with a front yard fence, which was more characteristic with Option 1. Staff should note that both of these options are in conformance with the UDC requirements for a front yard fence; however, Option 2 appears to match the surrounding area better. With this being said, requests for COA's are discretionary decisions for the HPAB.

Chairman Odom opened the public hearing and asked anyone who wished to speak to come forward at this time.

Alexander Barakat
2234 Randas Way
Rockwall, TX 75087

Mr. Barakat came forward and provided additional details in regards to the request.

Donald Ortamond
301 Margaret Street
Rockwall, TX 75087

Mr. Ortamond came forward and expressed his being in favor of the applicant's request.

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62 **James Seregow**
63 **503 N. Fannin Street**
64 **Rockwall, TX 75087**

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66 **Mr. Seregow came forward and expressed his opposition to the applicant's request.**

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68 **Chairman Odom closed the public hearing and brought it back to the board for motion or action.**

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70 **Chairman Odom asked if the material for the fence would be aluminum.**

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72 **Board member Miller made a motion to approve option 2 for H2023-010 for the applicant to have a fence in the front yard. Board member Frasier**
73 **seconded the motion which passed by a vote of 4-0.**

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75 **V.DISCUSSION ITEMS**

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77 *These items are for discussion between staff and the Historic Preservation Advisory Board (HPAB) and relate to administrative information*
78 *and/or cases that will come forward for action or public hearing at a future Historic Preservation Advisory Board meeting. Public comment on*
79 *these cases can take place when these items are considered for action by the Historic Preservation Advisory Board.*

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81 (3) Update from Historic Preservation Officer (HPO) regarding historic projects. (RYAN MILLER)

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83 **Planning and Zoning Director Ryan Miller indicated that there are currently no ongoing historic projects.**

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85 **VI.ADJOURNMENT**

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87 **Chairman Jay Odom adjourned the meeting at 6:21 PM.**

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89 PASSED AND APPROVED BY THE HISTORICAL PRESERVATION ADVISORY BOARD OF THE CITY OF ROCKWALL, TEXAS, THIS THE 21st DAY
90 OF September 2023.

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94 CHAIRMAN

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98 ATTEST: MELANIE ZAVALA, PLANNING COORDINATOR