

MINUTES OF HISTORIC PRESERVATION COMMISSION MEETING
CITY OF KENNESAW
Council Chambers
October 20, 2023
8:00 AM

1. Call to Order / Roll Call

- Chairman Whipple calls the meeting to order at 8:37 A.M.
- Roll Call: Commissioner Blandford, Commissioner Ferguson, Commissioner Butler
- Absent: Commissioner Gallagher
- Staff present: Darryl Simmons (Zoning Administrator)
- Speakers present: William Benson (3000 N. Main Street)

2. Approval of the Meeting Minutes

A. Meeting Minutes from Special Call on August 25, 2023

- Chairman Whipple calls for a motion to approve meeting minutes from the Special Call Meeting on August 25, 2023 as submitted.
- Motion by Commissioner Blandford to approve.
- Seconded by Commissioner Butler.
- Chairman Whipple proceeds with a roll call for approval.
- Vote taken, motion unanimously approved 3-0. Motion carried.

3. Financial Report

- Mr. Darryl Simmons says as of September 30, 2023 there is a fund balance of \$23,378 which remained unchanged from the last fiscal cycle, as there have been no expenditures by the HPC or staff. As of the new fiscal year 2023, the training budget and allotment under the Planning and Zoning Department remains unchanged.
- Chairman Whipple asks if there are any questions or comments on the financial report as submitted. After no response he calls for a motion to approve the financial report as submitted.
- Motion by Commissioner Ferguson to Approve.
- Seconded by Commissioner Blandford.
- Vote taken, motion unanimously approved 3-0. Motion carried.

4. Old Business

5. New Business

A. Certificate of Appropriateness (#COA2023-18) - 3000 N Main Street

- Mr. Simmons comes to the podium and explains the Certificate of Appropriateness application to install an in-ground pool in the rear yard at 3000 N Main Street. He invites the applicant, Mr. Benson to the podium.
- William Benson (3000 N Main Street) comes to the podium and explains the intent and scope of work of the proposed project.
- Chairman Whipple asks Mr. Benson if there are any trees that are to be removed. Mr. Benson says there is a dead weeping willow tree that needs to be removed.
- Commissioner Ferguson verifies the location of the home and asks what kind of fencing will be put in.
- Mr. Benson, Chairman Whipple, and Commissioner Ferguson discuss the existing fencing on the property. Mr. Benson states that there will not be more fencing built, and the existing 5 foot fence meets the safety requirements.
- Chairman Whipple explains that the reason this case was brought before the Commission is because in-ground pools are not common in this area. He goes through the sections of the Unified Development Code that pertain to this case and verifies that the proposed plans satisfy those standards. He recommends that Mr. Benson presents the final landscaping plan to the Commission once they are created in order to confirm that the landscaping will adequately minimize the visual impact of the project from the street.
- Chairman Whipple asks Mr. Simmons how the willow tree removal will be handled.
- Mr. Simmons explains the tree removal permitting and review process in the Historic District.
- Chairman Whipple asks if there are any questions or comments from the Commissioners. After no response, he calls for a motion on the application.
- Motion by Commissioner Ferguson to approve the preliminary plans with the condition that the final landscaping plans are submitted for approval.
- Seconded by Commissioner Butler.
- Chairman Whipple proceeds with a roll call for approval.
- Vote taken, motion unanimously approved 3-0. Motion carried.

6. COAA Approval by City Staff and HPC Chair

A. COAA2023-15 - 2966 N Main Street

- Mr. Simmons explains the administratively approved Certificate of Appropriateness for minor improvements at 2966 N Main Street. These improvements include new doors, storm doors, shutters, and new fencing. It is to

be noted that the new fencing will match existing fencing and none of the improvements will have a significant impact on the structure.

B. COAA2023-17 - 2076 Cherokee Ridge Trail NW

- Mr. Simmons explains the administratively approved Certificate of Appropriateness for a new fence at 2076 Cherokee Ridge Trail NW. He explains that Cherokee Ridge Trail is in the Cherokee Street Historic District, but it is a modern subdivision that is not to be held to the historic district standards. There are plans to remove the subdivision from the historic district in the future, but until then the precedent has been set to not enforce historic preservation district standards on this non-conforming neighborhood.
- Chairman Whipple asks if the Commission has any questions or comments on the administrative Certificates of Appropriateness to no response.

7. Discussion

- Chairman Whipple asks for an update on the New South nominations for the historic districts.
- Mr. Simmons explains that the auditing and nominations for the historic districts are currently underway by New South Associates. He mentions the project being done by consulting firm Ethos to create a draft to update the HPC standards in relation to the current state of the Central Business District. Once those drafts are received, they will be presented to the Commission and the public for review.
- Chairman Whipple thanks Mr. Simmons for the update and mentions that the Commission is actively seeking board members for current and upcoming vacancies. Mr. Simmons confirms that there is a posting on our website for citizens to apply for the position.

8. Public Comment

- No public comment.

9. Staff Comment

- Mr. Simmons thanks the Commission for their service and expresses excitement about upcoming projects to be presented to the Commission.

10. Adjourn

- Chairman Whipple adjourns the meeting at 8:56 A.M.