

MINUTES
CITY OF HOT SPRINGS, ARKANSAS
Historic District Commission

The regular meeting of the Historic District Commission was held on Thursday, September 20, 2018 at 8:30 a.m. in the Board Room of the Hot Springs Municipal Building, 133 Convention Boulevard, with Chairman Long Hua Xu presiding.

Roll Call

Present: Chairman Long Hua Xu, Commissioner Gary Jackson, & Commissioner James Gray

Absent: Commissioner Mary Francis Moore & Commissioner Clyde Covington

Staff: Rick Stauder, Planning Manager

Chairman Long Hua Xu called the meeting to order at 8:30 a.m. Chairman Long Hua Xu asked the commissioners if there were any corrections or additions that needed to be made to the previous minutes from the Thursday, July 19, 2018 meeting. Hearing none, Chairman Long Hua Xu asked for a motion to approve the Thursday, July 19, 2018 meeting minutes as printed. Commissioner Gary Jackson made a motion with Commissioner James Gray. The motion carried with a unanimous vote 3-0.

NEW BUSINESS

1. 212 Garden Restoration

212 Garden St

Certificate of appropriateness application request to perform brick and mortar restoration on the structure located at 212 Garden St. (HDC-18-0237)

Planning Manager Rick Stauder stated that the 212 Garden street brick restoration item has been tabled until the October 18, 2018 Historic District Meeting.

2. Freedom United Salon Sign

117 Central Ave

Certificate of appropriateness request to install new business identification sign on this storefront. (HDC-18-0242)

Chairman Long Hua Xu asked staff to introduce the next item.

Mr. Rick Stauder stated that the applicant Gregory Carney, representing property owner Wheatley Family Trust, seeks Category IV Certificate of Appropriateness application

approval for the installation of exterior signage located on the front façade of the storefront located at 117 Central Avenue. This property is located in the Central Avenue Historic District, is currently zoned C-1 (Central Business District) and is located in Board of Directors District #1.

The Freedom United Salon is relocating from its previous location of 831 Central Avenue. The previous 831 Central Avenue site is located outside the boundary of the Central Avenue Historic District. The Freedom United Salon has relocated from 831 Central Avenue to the 117 Central Avenue with is within the Central Avenue Historic District.

The applicant submitted renderings of the business identification signs when located at 831 Central Avenue. Their desire is to relocate and reinstall the projecting sign on the new storefront and install two window signs. The sign proposal is for a total of three (3) signs, which consists of one projecting sign, and two window/wall signs. The color scheme of the existing sign is a white sign with black text. The proposed window/wall sign is white text. (See enclosed sign pictures)

Mr. Stauder stated that the staff finding is that the submission requirements for certificate of appropriateness consideration have been met. The proposal for the installation of exterior signage located on the front façade at 117 Central Avenue, complies with the Central Avenue Historic District Design Review Guidelines.

The staff recommendation is to approve the Certificate of Appropriateness request for the Freedom United Salon business as presented as it complies with the Central Avenue Historic District Design Guidelines.

Chairman Long Hua Xu asked the applicant to come forward and speak on the request. The owner/applicant, Gregory Carney, gave his name and address for the record. Mr. Carney stated that he did not have anything to add, but would answer any questions the commissioners had.

Chairman Long Hua Xu asked if there were any questions from the commissioners, and there were none. Mr. Stauder asked if there was anyone in the audience to speak for or against the item, and there was none, so she then closed the public portion of the meeting.

Chairman Long Hua Xu then asked if there was any discussion among the commissioners on this item, there was none, so he then asked for a motion to approve. Commissioner James Gray to approve the request as staff recommended and Commissioner Gary Jackson seconds, there is no discussion on the motion, and roll is called for approval, to which the motion is carried with a unanimous vote. (For- 3, Against- 0, Absent-2, Abstain-0)

3. Central Ave HD NRHP Project Meeting
0 Central Ave
Central Avenue Historic District

Central Avenue Historic District National Register of Historic Places Nomination Update project kick-off and public input meeting. (MISC-18-0230)

Chairman Long Hua Xu asked staff to introduce the next item.

Mr. Stauder stated that this item is a project kick-off and public input meeting for the Central Avenue Historic District National Register of Historic Place Nomination Update project. The Central Avenue Historic District is located in the core downtown area of Hot Springs, is zoned C-1 (Central Business District) and is located in Board of Directors District #1.

In 2016, the City of Hot Springs contracted with S. Beth Valenzuela, with then Valenzuela Preservation Studios (VPS), to perform a complete resurvey of the resources within the Central Avenue Historic District in downtown Hot Springs. A resurvey evaluates the present day condition of extant resources and assesses the continued eligibility of the National Register of Historic Places historic district. The project concluded in July of 2017. VPS presented her findings and recommendations to the historic district commission at their regularly scheduled meeting held on Thursday, July 20, 2017. One of the recommendation from this re-survey effort was to officially “Expand the period of significance of the historic district to 1965” for the Central Avenue Historic District.

The City of Hot Springs Board of Directors passed Resolution No. 9214 on February 20, 2018 authorizing the filing of a grant application to update the Central Avenue Historic District national register of historic places nomination. Subsequently, the City of Hot Springs requested and received a Certified Local Government (CLG) grant from the Arkansas Historic Preservation Program (AHPP), a division of the Department of Arkansas Heritage, to retain a consultant to update the national register of historic places nomination for the Central Avenue Historic District. The city was awarded the requested CLG grant for the project. After a request for proposals process was undertaken, Mrs. S. Beth Valenzuela, now Senior Architectural Historian with Terracon Consultants, Inc., was selected for the project. The City of Hot Springs entered into a contract with Terracon Consultants, Inc. on August 9th, 2018 as the preservation consultant for this project. The public input/project kick-off meeting is the first step in the nomination update project. Terracon Consultants will be working on various elements of this project over the next several months ultimately ending with their presentation to the State Review Board at their meeting in April 2019.

The City of Hot Springs applied for and received a CLG grant to update the national register of historic places nomination for the Central Avenue Historic District. After the procurement process was completed, Terracon Consultants, Inc. was selected as the preservation consultants for this project. Mrs. S. Beth Valenzuela, now Senior Architectural Historian with Terracon Consultants, Inc., was the consultant who recently completed the architectural resource resurvey of the Central Avenue Historic District. This project is being undertaken as a result of a recommendation of the completed

resurvey effort with stated “Expand the period of significance of the historic district to 1965” for the Central Avenue Historic District.

Mr. Stauder stated that Beth Valenzuela would now show a presentation and receive public testimony, if any, regarding the Central Avenue Historic District National Register of Historic Place Nomination Update project.

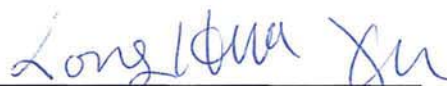
Mrs. Valenzuela comes forward to deliver her power point presentation to the Historic District Commissioners and all those in attendance. She states that they will be introducing the project team, gathering information from the public in attendance today, working on the field survey, conducting the cover research, and confirming historical things from the included in the original nomination. Draft Deliverables are due in November 15th to AHPP to be reviewed and then we will make the revisions before submitting the final in January, from January to March to address any additional comments, and then return to Little Rock in April to present the final nomination to the state board. Mrs. Valenzuela lists and describes the project goals for the National Register Nomination update. She gave a summary of the 2017 update in the original nomination. Mrs. Valenzuela then comments that she would be happy to answer any questions.

Mr. Stauder asked if any of the commissioners had any questions for Beth Valenzuela. There were a few questions from the commissioners, which Mrs. Valenzuela answered. Then Mr. Stauder asked if there were any questions from anyone in the audience on this project. There were several from the audience that had many comments and questions, to which Beth Valenzuela and Catherine Barrier, the state CLG Coordinator, answered and discussed with all in attendance.

Chairman Long Hua Xu thanked Beth Valenzuela and Catherine Barrier for coming and speaking. Mr. Stauder then stated that there is not any action that needs to be taken on this item, as it was more of an informative item, and if there were no further questions or comments we can introduce the next item, the director’s report.

Report: Mr. Stauder stated that there was not anything to really report on at this time, other than a Camp training coming up, to be held in Russellville, and if you are interested in attending please let me know in the next couple of day so we can make some arrangements.

Adjourn: Chairman Long Hua Xu stated that with no further business to discuss, we are ready to adjourn the September 20, 2018 Historic District Commission Meeting, and asked may I have a motion to adjourn. Commissioner Gary Jackson made a motion to adjourn the meeting, which was seconded by Commissioner James Gray. The motion carried with a unanimous vote and the meeting was adjourned at 8:56 am.
(For- 3, Against- 0, Absent-2, Abstain-0)



Chairman Long Hua Xu