

# MINUTES



HISTORIC PRESERVATION ADVISORY BOARD MEETING  
CITY HALL, 385 SOUTH GOLIAD, ROCKWALL, TEXAS  
AUGUST 20, 2020 IN THE CITY COUNCIL CHAMBERS AT 6:00 PM

2 I. CALL TO ORDER

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4 The meeting was called to order by Board Member Jay Odom at 6:03 p.m. Board members present were Brad Adams, Carolyn Francisco,  
5 Tiffani Miller, and Beverly Bowlin. Absent from the meeting were Maurice Thompson and Jenni Hoffman. Staff members present were  
6 Planning and Zoning Director Ryan Miller, Planning and Zoning Manager David Gonzales, Planner Henry Lee, and Planning and Zoning  
7 Coordinator Angelica Gamez.

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9 II. OPEN FORUM

10 Board member Odom explained how Open Forum is conducted and asked if anyone wished to speak to come forward at this time. There  
11 being no one coming forward to speak Board member Odom closed the open forum.  
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14 III. CONSENT AGENDA

- 15  
16 1. Approval of Minutes for the June 18, 2020 Historic Preservation Advisory (HPAB) meeting.

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18 Board member Carolyn Francisco made a motion to approve the consent agenda. Board member Beverly Bowlin seconded the motion  
19 which passed by a vote of 5-0 with Board Members Thompson and Hoffman absent.  
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21 IV. PUBLIC HEARING ITEMS

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23 2. H2020-004 (HENRY LEE)

24 Hold a public hearing to discuss and consider a request by Michael Jamgochian for the approval of a *Certificate of Appropriateness (COA)* for a  
25 *High Contributing* property being a 0.29-acre parcel of land identified as a portion of Lots 1, 2, & 3, Block 1, Mill Co. Addition, City of Rockwall,  
26 Rockwall County, Texas, zoned Two-Family (2F) District, situated within the Old Town Rockwall Historic District, addressed as 602 Storrs Street,  
27 and take any action necessary.  
28

29 Planner Henry Lee provided a brief summary in regards to the request. He explained that this property is located in an island inside the  
30 Historic district. The applicant is proposing to build a 14-foot x 14-foot wood deck with an 8-foot wood arbor located between the home  
31 and the detached garage. The wood deck will be elevated 8-inches off the ground and will be held up by 4x4 pressure treated posts with  
32 the deck being made out of cedar planks. The wood arbor is going to be held up of four (4) 6x6 cedar posts located in the corners of the  
33 deck and the wood arbor is made up of 2x4 cedar planks running parallel to each other. Mr. Lee explained that there will not be any  
34 lighting or paint added to the structure. The property itself is zoned 2-F or duplex and the residential home was constructed in 1890 and  
35 is approximately 3,000 square feet. The home is considered a high contributing property and is a Folk Victorian style. The applicant's  
36 proposed work does not seem to impair the historical integrity of the property nor will it negatively impact the adjacent properties. Mr.  
37 Lee advised the Board that approval of a Certificate of Appropriateness (COA) is a discretionary decision for the Historic Preservation  
38 Advisory Board.  
39

40 Board member Odom opened the public hearing and asked if there was anybody wishing to speak; there being no one doing such, he  
41 closed the public hearing and brought the item back to the Board for discussion and action.  
42

43 Board member Odom called the applicant to come forward.  
44

45 Michael Jamgochian  
46 602 Storrs Street  
47 Rockwall, TX 75087  
48

49 The applicant came forward and provided additional details in regards to the request. He explained that they had considered the idea of  
50 outdoor space for family and friend gatherings and came upon the idea of the low deck.  
51

52 Board member Adams inquired as to the size of the deck.  
53

54 Board member Bowlin asked if the project would be strictly unfinished and unpainted cedar.  
55

56 Board member Miller asked about the difference in the height of the structure compared to the height of the fence.  
57

58 Board member Bowlin did not agree with the deck being left untreated/unpainted.  
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60 Board member Adams stated that the rough cedar would look attractive and be an attraction to the back yard.

61 **Board member Adams made a motion to approve item H2020-004. Board member Francisco seconded the motion which passed by a**  
62 **vote of 5-0.**  
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65 V. ACTION ITEMS  
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- 67 3. Election of a Chairman and Vice-Chairman. Discuss and consider the election of a Chairman and Vice Chairman in accordance with Section 05,  
68 *Historic Preservation Advisory Board*, of Article 02, *Development Review Authority*, of the Unified Development Code (UDC), and take any  
69 action necessary.  
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71 **Planning and Zoning Director Ryan Miller explained the election process to the Historic Preservation Advisory Board. Board member**  
72 **Francisco nominated Board member Jay Odom for Chairman with that motion passing by a vote of 5-0. Board member Jay Odom nominated**  
73 **Board member Brad Adams for Vice-Chairman and that motion passed by a vote of 5-0.**  
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75 VI. DISCUSSION ITEMS  
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- 77 4. Update from Historic Preservation Officer (HPO) regarding historic projects. (Ryan Miller)  
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79 **Planning and Zoning Director Ryan Miller indicated that there are currently no ongoing historic projects.**  
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81 VII. ADJOURNMENT  
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83 **Board member Odom adjourned the meeting at 6:23 pm.**  
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85 PASSED AND APPROVED BY THE HISTORICAL PRESERVATION ADVISORY BOARD OF THE CITY OF ROCKWALL, TEXAS, THIS THE 15 DAY  
86 OF October 2020.  
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90 JAY ODOM, BOARD MEMBER  
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93 \_\_\_\_\_  
94 ATTEST: ANGELICA GAMEZ, PLANNING COORDINATOR  
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