

City of Lockhart
Historical Preservation Commission
March 4, 2020

MINUTES

Members Present: John Lairsen, Rick Thomson, Ron Faulstich, Ronda Reagan

Members Absent: Victor Corpus, Juan Alvarez, Jr., Kathy McCormick

Staff Present: Yvette Aguado, Kevin Waller, Dan Gibson

Public Present: None

1. Call meeting to order. Chair Lairsen called the meeting to order at 5:36 p.m.
2. Citizen comments not related to an agenda item. None
3. Consider the minutes of the December 4, 2019 meeting.

Commissioner Thomson moved to approve the minutes as presented. Commissioner Faulstich seconded, and the motion passed by a vote of 4-0.

4. Consider the biennial report to City Council for the performance, accomplishments, and success of the historic districts and landmarks ordinance, historical preservation commission, and the historical preservation officer.

Planning Staff Kevin Waller shared a summary of the activity for the past two years (February 2018 to February 2020), referred to as the Biennial Report, to evaluate the performance, success, and accomplishments of the historic districts and landmarks ordinance, historical preservation commission, and the historical preservation officer. The report listed a total of 34 Certificates for Alteration that were approved, and 1 denied. Also included was the tax credit workshop held February 6, 2019 to discuss state and federal tax credit allowances and the City's tax abatement program, as well as the Commission's February 20, 2019 approval of the Historic Property Preservation Tax Abatement Application form developed by Staff. A total of 11 properties were recommended for approval as Historic Landmarks by the Commission on September 5, 2018, with nine residential, one, the old Lockhart Vocational High School, and one, the Brock Cabin. The City Council approved the landmark designations at its September 18, 2018 public hearing, finalizing an initiative that was started in February 1996 by the Commission. The Council also approved the Historic Overlay Zoning Map as a supplement to the Official Zoning Map. Lastly, the Historical Preservation Officer made a presentation to the Lockhart Downtown Business Association at its October 15, 2019 meeting to discuss the City's Certificate for Alteration and Pre-Approval review procedures.

Discussion ensued amongst the Commission, who suggested that flyers be mailed to property owners/tenants of buildings in the Historic District, or buildings identified as Historic Landmarks, detailing tax credits/tax abatement opportunities for building renovations. This will enable the City to be more proactive regarding improvements made to historic buildings.

Vice-Chair Reagan suggested revising the "Historic Landmarks" paragraph to state: "...finalizing an initiative that was originally started in February 1996 by the LHPC." Reagan then asked Staff to inform City Council that the Commission was heavily involved in developing the original list of Landmark properties.

Mr. Waller noted that in the "Historic Landmarks" paragraph, the City Council approval date should be corrected to September 18, 2018.

Vice-Chair Reagan also suggested to revise the Biennial Report to include an attendance report.

Commissioner Faulstich recommended that the Historic Districts and Landmarks Ordinance be amended to state that up to three consecutive Commission member absences are allowed, and up to five total absences allowed, in a calendar year, before the City Council can consider removal of a member.

The Commission concurred to include the attendance report, and to amend the Ordinance to include an attendance policy as above.

The Commission expressed their gratitude to Staff for all their hard work and commended Mr. Waller for the excellent preparation put into the presentations at each meeting.

Vice-Chair Reagan moved to recommend approval of the biennial report to City Council, as amended. Commissioner Thomson seconded, and the motion passed by a vote of 4-0.

5. Discuss the date and agenda of the next meeting, including Commission requests for agenda items.

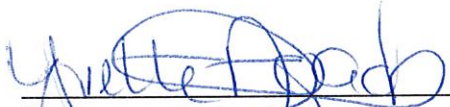
Commissioner Faulstich suggested to add an agenda item to discuss policies, if any, on pre-existing signage in the Historic District.

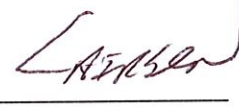
Vice-Chair Reagan suggested to add an agenda item to review Building Department policies regarding exposed utility wiring on the front façade of buildings.

Mr. Waller reported that the next meeting would be March 18, 2020, as an application was to be submitted prior to the deadline.

6. Adjournment.

Vice-Chair Reagan moved to adjourn the meeting, and Commissioner Thomson seconded. The motion passed by a vote of 4-0, and the meeting adjourned at 6:14 p.m.


Yvette Aguado, Recording Secretary

Approved: 3/25/20
(date)
 
John Lairsen, Chair