



MEETING MINUTES

HISTORIC PRESERVATION COMMISSION

Meeting Minutes

Date of Meeting: **August 8, 2023**

Time of Meeting: Regular meeting **6:30 PM**

Meeting Location: **Webster Groves City Hall, 4 E Lockwood Ave** (via teleconference and/or Zoom)

<u>MEMBERS (7):</u>	Present	Absent
Anne Halvachs (Chair)	X	
Angela Thompson (Vice - Chair)	X	
Hilary Perkins	X	
Carol Duenke	X	
Michael Rose	X	
Sue Indelicato	X	
Doug Stanley	X	
vacant		
vacant		
<u>Ex-Officio Members (2):</u>		
Emily Shepard, Council Member, Council Liaison	X	
Mara Perry, Planning & Dev., Staff Liaison	X	
Yolanda Wilkins, Planning & Dev.; Admin. Staff		

REGULAR MEETING :

1. Approval of amended June 13, 2023, Minutes - Motion to approve by Carol Duenke; second by Angela Thompson 7-0

PUBLIC HEARINGS :

None

NEW BUSINESS:

502 N Elm Avenue - Single Family Dwelling

- The existing single-family dwell was built in 1925.
- The City has found no records pertaining to a historic property inventory sheet for the subject property.
- The property has not been previously identified as an at-risk property that should be looked at for a possible designation.
- The structure is a 1-story bungalow, identified at approximately 672 square feet in gross floor area.
- The applicant has submitted photographs identifying existing conditions of the structure's exterior.
- The applicant purchased the property on March 24, 2004 for \$82,000. The applicant has no plans at this time for the lot.

Staff recommends approval of the request to demolish the existing single family dwelling structure at the subject property without holding the request for additional review.

Motion to approve by Angela Thompson; second by Doug Stanley 7-0

543 N Elm Avenue - Single Family Dwelling

- The existing single-family dwell was built in 1926.
- The City has found no records pertaining to a historic property inventory sheet for the subject property.
- The property has not been previously identified as an at-risk property that should be looked at for a possible designation.
- The structure is a 1-story bungalow, identified at approximately 630 square feet in gross floor area.
- The applicant has submitted photographs identifying existing conditions of the structure's exterior.
- The applicant purchased the property on September 7, 2022 for \$39,900. The applicant has no plans at this time for the lot.

Staff recommends approval of the request to demolish the existing single family dwelling structure at the subject property without holding the request for additional review.

Motion to approve by Michael Rose; second by Doug Stanley 7-0

102 Madison Avenue - Single Family Dwelling

- The existing single-family dwell was built in 1923.
- The City has found no records pertaining to a historic property inventory sheet for the subject property.
- The property has not been previously identified as an at-risk property that should be

looked at for a possible designation.

- The structure is a 1-story bungalow, identified at approximately 798 square feet in gross floor area.
- The applicant has submitted photographs identifying existing conditions of the structure's exterior.
- The applicant purchased the property on March 17, 2022 for \$55,000. The applicant has no plans at this time for the lot.

Staff recommends approval of the request to demolish the existing single family dwelling structure at the subject property without holding the request for additional review.

Motion to approve by Sue Indelicato; second by Angela Thompson 7-0

OLD BUSINESS:

The HPC members continued meeting with possible 2023 historical projects; they discussed what information would be needed regarding a comprehensive plan, national designations, and thoughts of what would be their next steps. They narrowed it down to pursuing a better comprehensive plan to preserve the historic value of Webster.

Mrs. Perry will update the link and share additional information from webinar; for a possible outline on how to get started with research and details for comprehensive plan.

Council Member Shepard provide an update on the Pool Bond for Webster Groves which will go on the ballot in April of 2024. The annual cost and ability to recover expenses is still an issue and so far, no one to partner with in other communities to share with expenses.

Motion to adjourn by Sue Indelicato; second by Angela Thompson all in favor; meeting adjourned 4-0

NEXT MEETING: September 12, 2023