

# Historic District Commission

March 24, 2022

## Meeting Minutes

Chairwoman Andi Eddlemon called the meeting of the Historic District Commission to order at 6:00 p.m. on Thursday, March 24, 2022 at City Hall in the Council Chamber, 181 S. South Street of Gastonia, NC.

Present: Commissioners Jerry Tucker, James Henson, Carol Hauer, Andi Eddlemon, Camille Fox, and Ed Starr

Absent: Commission Hauser

Staff present: Charles Graham, Kim Wallis, and Chrystal Howard

### **ITEM 1a. Roll Call / Sound Check**

Chairwoman Eddlemon opened the meeting, conducted roll call and declared a quorum.

Chairwoman Eddlemon stated because of the quasi-judicial format of the hearings, persons wishing to speak and offer evidence are required by North Carolina law to be sworn in or affirmed. Ms. Howard administered the affirmation.

Chairwoman Eddlemon explained the procedure of the quasi-judicial meeting.

### **ITEM 1b. Approval of February 24, 2022 Meeting Minutes**

Commissioner Henson made a motion to adopt the February 24, 2022 meeting minutes and Commissioner Starr seconded the motion. The motion passed (6-0).

### **ITEM 2. Continued Public Hearing – Certificate of Appropriateness (File # 202200165)**

- Dino Dimeo
- 1003 Edgewood Circle
- To remove current front porch overhang and install portico

Chairwoman Eddlemon opened the public hearing and recognized Kim Wallis, Planner for the purpose of staff presentation. Ms. Wallis stated this request has been withdrawn and the applicant will come back with a new application when he has new information to present.

### **ITEM 3. Public Hearing – Certificate of Appropriateness (File # 202200167)**

- James Townsend with Latria Inc.
- 402 S. Chester Street
- To install new siding

Chairwoman Eddlemon opened the public hearing.

Commissioner Starr stated he needed to be recused from this item because of a professional conflict. Commissioner Fox made a motion to recuse Commissioner Stewart from the hearing and Commissioner Tucker seconded the motion. The motion was approved 6-0.

Commissioner Eddlemon recognized Kim Wallis, Senior Planner for the purpose of staff presentation. Ms. Wallis stated the applicant's name, property location, and the Certificate of Appropriateness (COA) request to install new siding and paint new siding. She displayed the property/zoning map. Ms. Wallis read the property description and key elements. She displayed photos of the house, current wood siding, Hardi Plank lap siding with width, overlap and exposure of boards, and color samples from the historic line of paint by Sherwin Williams/Benjamin Moore. Ms. Wallis noted the current siding had a five-inch exposure, and the Hardi Plank lap siding comes in Select Cedarmill having a grain pattern texture or Smooth siding having no texture. She read excerpts from the Design Standards.

Commissioner Henson stated Hardi Plank lap siding was allowed and the textured siding looked authentic. Commissioner Hauer and Commissioner Fox stated they liked the textured siding. Discussion transitioned to color choices. Commissioner Fox liked the color samples provided. Commissioner Henson commented on the current siding color on the backside of the house as green and that the house would look good with a dark green, such as Rookwood Jade and Downing Stone. Commissioner Tucker agreed with Commissioner Fox that any of the color samples would look nice. Commissioner Fox suggested avoiding blues because the house across the street was blue. Commissioner Hauer liked the greens Commissioner Henson mentioned and included Rookwood Blue Green. She noted some of the colors as very dark, but had no objections to the color samples. Commissioner Henson briefly mentioned that there were not a lot of gray houses in the historic district where he explored. Commissioner Fox stated there was a good representation of all the color samples in the historic districts. Chairwoman Eddlemon stated she liked all of the color samples and agreed with the suggestion to avoid neighboring house colors.

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Chairwoman Eddlemon recognized James Townsend with Latria Inc., 402 S. Chester Street of Gastonia, NC. Mr. Townsend stated he was concerned with availability of inventory which was dependent on color selection. Commissioner Henson asked if he was planning to use pre-painted Hardi Plank and Mr. Townsend replied, "Yes". Mr. Townsend stated green siding on the house would work for him if it was available and he requested flexibility. Discussion ensued on considering a dark color for the house. <https://www.jameshardie.com/color-and-design/explore-house-siding-colors> was displayed. Commissioner Henson stated any color except Country Lane Red would look good and suggested Mountain Sage, Gray Slate, Boothbay Blue.

Commissioner Henson made a motion to approve with the condition to use Hardie Plank textured Select Cedarmill lap siding and to use any JamesHardie Hardi Plank Lap siding color except Country lane Red. Commissioner Tucker seconded the motion. The motion was passed 6-0 (Starr recused).

Regarding material for trim, Commissioner Henson inquired if hardiboard will be used and Mr. Townsend replied that he was correct and it will be white.

#### **ITEM 4. Other Business**

Subcommittee Meeting Tonight, if Needed: No subcommittee meeting is needed.

Ms. Wallis stated training will be scheduled at a later date.

#### **ITEM 5. Adjournment**

There being no other business, Chairwoman Eddlemon adjourned the meeting at 6:26 p.m.

Respectfully submitted:

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Chrystal Howard, Secretary

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Andi Eddlemon, Chairwoman