

NORTH LITTLE ROCK HISTORIC DISTRICT COMMISSION

**506 Main Street
North Little Rock, Arkansas 72114
Telephone (501) 371-0755; Fax (501) 371-8360**

**MINUTES
NORTH LITTLE ROCK HISTORIC DISTRICT COMMISSION MEETING
July 13, 2017
506 Main Street
North Little Rock, AR
6:00 P.M.**

Commission Members Present:

**Tom Marr
Denise Hanson
Mason Toms
Ken Davenport
Susan Markman
Charlie Hart**

Commission Members Absent:

Debra Roberts

Others Present:

**Sandra Taylor Smith, Director
Cary Bradburn, Staff
Bill Brown, Assistant City Attorney
Monty Bradburn
Charley Swann
Norris Lyman
Rosalyn Lyman
Kevin Blakely
Chef Kiyen K. Kim
Bob Hardin
Robert Best
Kelli Peters**

Chairman Tom Marr called the North Little Rock Historic District Commission meeting of July 13, 2017 to order at 6:00 P.M. and a quorum was established. Commissioner Debra Roberts had an excused absence. Guests were asked to introduce themselves.

CORRECTION AND ADOPTION OF MINUTES

Chairman Marr asked if Commissioners had read the minutes of the May 11, 2017 Historic District Commission meeting. On a motion by Mason Toms and second by Denise Hanson, the May 2017 minutes were approved 6-0 in roll call vote.

Chairman Marr went over the procedure for review of applications for those present.

New Business:

- A. 415 W. 4th Street- Construct screened deck and pergola on north elevation of house; replace wood fencing on top of stone wall on north and west sides of back yard; replace wood fencing on east side of back yard with 8ft. wood fence**

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Property owners Norris and Rosalyn Lyman were present as was contactor Kevin Blakely. Attorney Charley Swann was in attendance to address questions and represent the owners on the application. Slides were shown of the construction that has begun on the north elevation screened deck and pergola and new fencing on west and north sides of the back yard.

Ms. Swann showed Commissioners a full-sized version of the architectural drawings of the deck and pergola. Commissioners had been emailed this drawing on July 11. She went over the project. Tom Marr asked if there is a concrete slab in the back yard. Norris Lyman said there is.

Mr. Marr called for public comment. Monty Bradburn, representing adjacent property owner Rosemary Hamel, asked if the plan was to remove the existing fence on the east side of the back yard or build next to it. Norris Lyman said he plans to tear down the existing fence and build a new 8ft. privacy fence along the east side of the back yard.

Charlie Hart said it is noted that the roof will be either metal or composition shingle and asked which one. Tom Marr said metal roofs on front porches are not permitted, but was unsure if such had been permitted on rear porches. Sandra Smith said the house at 413 W. 4th Street was allowed a metal roof on a rear screened porch. It was discussed that the pitch of the roof would need to be steeper if composition shingle is used.

Mr. Marr asked if there was further discussion or questions from the Commission and there were none.

Mason Toms moved to approve the construction of a screened deck and pergola with metal roof on the north elevation of the house at 415 W. 4th Street and to approve replacement of wood fencing around the back yard. The motion was seconded by Susan Markman and approved 6-0 in voice vote.

B. 521 Main Street- Install 2ft X 5ft. window logos on lower portion of east elevation windows.

Chef Kiyen spoke to the Commission concerning his application for window logos on the lower portion of the east-facing windows of the building. Sandra Smith referred Commissioners to the staff report which states that North Little Rock Planning will approve the logos as they do not cover more than 25% of the total window area.

Mr. Marr called for public comment and there was none.

Ken Davenport made a motion to approve the application of window logos on the east elevation of the building at 521 Main Street. The motion was seconded by Mason Toms and approved 6-0 in roll call vote.

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C. 321 Maple – Signage

Sandra Smith told Commissioners that there is will be no one present to represent the application. She said the applicants have been advised that internally lit signs are not permissible.

Ken Davenport asked what the size of the letters in the sign would be and the dimensions of the sign. There was discussion about the sign being internally lit. Sandra Smith said North Little Rock Planning will not permit the sign to be internally lit.

Tom Marr called for public comment and there was none.

Susan Markman asked if the proposed sign is for one business and it was confirmed that it is. Tom Marr pointed out that the application has options for lit and unlit.

Ken Davenport moved to approve the sign as long as the letters are no larger than 18 inches in height and the sign is not internally lit. The motion was seconded by Denise Hanson and approved 6-0 in roll call vote.

D. 500 Main Street- Metal gate to courtyard

Ken Davenport recused himself from participation in the application review.

Bob Hardin told Commissioners that the existing metal gate to the courtyard between 500 and 506 Main Street is not original and he would like to install a more substantial and attractive metal gate. Mr. Hardin said the proposed gate will be 5 feet tall and located in the opening between the stucco walls. Tom Marr said he would like to see a more ornamental gate features elements from the main building.

Mr. Marr called for public comment and there was none.

Susan Markman made a motion to approve the replacement of the metal gate to the courtyard of 500 Main Street pending a final design. Mason Toms seconded the motion and it was approved 5-0 in roll call vote with Ken Davenport recusing himself. Mr. Hardin said the final design for the gate will be sent to Historic District Commission staff.

Staff Report

Sandra Smith told Commissioners that the house at 417 W. 4th Street is not condemned as was stated by the applicants of 415 W. 4th Street. She also said letters will be sent to the owners of 701 Main and 400 Main requesting that repairs be made.

Charlie Hart asked about the status of the “eyebrow” house at 116 Melrose Circle, which has been abandoned for a number of years. Bill Brown said he will need to determine ownership and if there are any back taxes owed and any liens for clean-up.

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After determining there was no further business to discuss, Susan Markman moved to adjourn the meeting. Denise Hanson seconded the motion and the meeting was adjourned at 7:05 P.M.

Respectfully Submitted,

Sandra Taylor Smith, Director