

MINUTES OF THE LAKE CHARLES HISTORIC PRESERVATION COMMISSION MAY 21, 2018
326 PUJO STREET – CITY COUNCIL CHAMBERS

Chairman Davidson called the meeting of the Historic Preservation Commission to order at approximately 5:02 P.M.

Chairman Davidson asked for a roll call

PRESENT: Chairman Davidson, Vice-Chairman Barbara Wyman, Adley Cormier, Jude Benoit, Charla Blake, David Hamilla and Lauren Granger. (Quorum)

Ms. Marinovich addressed the commission and the audience and explained about what the commission does in reference to the Historic District of Lake Charles, Charpentier District and Margaret Place District. She also explained that any person may speak or submit a written statement for hearing.

Chairman Davidson called for a motion to accept the minutes from the May 21, 2018 meeting – Jude Benoit 2nd the motion. Commission all in favor.

Public Hearing Cases:

HPC 18-11 LAKE CHARLES ZONING ORDINANCE CO. 10598

APPLICANT: BETHANY OPHELIA MARVEL / SHABBYS CHIC FURNITURE LLC 624 FORD ST

SUBJECT: Applicant is requesting a Certificate of Appropriateness (Section 5-307) (15) in order to change the property use to allow for **Retail sales at 624 Ford St., Neighborhood Zoning** for major conditional use per section 5-302 Neighborhood District. Applicant states the property will maintain its historic elegance while also providing a retail space for high end vintage, antique, fine furniture, art and décor. The first and partial second floor will be used as a display area for these pieces while the third floor will be used for residential purposes. The interior and exterior of the home and yard will remain unchanged. Review includes the new wooden business sign displayed on the front porch.

STAFF FINDINGS: The on-site and site plan reviews revealed that the proposed request for a change in the use located within the Charpentier Historic District to allow for **Retail sales at 624 Ford St., Neighborhood Zoning**. Application is under review by the Historic Preservation Commission for major conditional use per Sec 5-302.2 Permitted Uses (b) Major Conditional uses. The Major Conditional Use will exceed the Maximum Floor Area allowed.

The Marvels were not in audience, Staff member called Marvels and Ms. Marvel apologized for not calling. They had decided to withdrawal application.

HPC 18-12 LAKE CHARLES ZONING ORDINANCE CO. 10598

APPLICANT: CYNDIE AQUILINA 226 PARK AVE.

Applicant is requesting a Certificate of Appropriateness (Section 5-307) (15) in order to replace (7) upstairs windows to double pane, energy efficient windows. Three (3) are in front (Dormers) and two (2) on each side of house within the **Margaret Place Historic District.**, located at **226 Park Ave. Residential Zoning.**

STAFF FINDINGS: The on-site and site plan reviews revealed that the proposed request for (7) upstairs windows to double pane, energy efficient windows located within the **Margaret Place Historic District.**, located at **226 Park Ave. Residential Zoning**. Applicant is requesting a Certificate of Appropriateness (Section 5-307) (15) in order to replace (7) windows upstairs to double pane, energy efficient windows. Three (3) are in front (Dormers) and two (2) on each side of house.

Ms. Aquilina was not in audience. She had spoken with Ms. Marinovich and requested her case be deferred to the July 15, 2018 HPC meeting, she would like to adjust her submittal.

Chairman Davidson announced we will move on to New Business.

Ms. Marinovich went over the Unsafe Property list in The Charpentier Historic District. 731 Kirby Lane will be reviewed soon. Mr. Cormier added that it may be time for a new survey of The Charpentier Historic District. Other unsafe properties were discussed. Chairman Davidson brought to light that some people may have inherited these properties being unaware that these homes are in The Charpentier Historic District.

Ms. Lauren Granger discussed her CAMP meeting in Ruston. She had some notes she took at the meeting.

- 1) Celebrate small milestones.
- 2) 60 second report on news (Police Jury Channel) in reference to the Historic Preservation Society
- 3) Welcome to the neighborhood cards to mail out
- 4) Time limit with general public speakers should be a 2 minute time limit
- 5) Contractor education course – twice a year – Invite Realtors and Contractors.

Chairman Davidson mentioned to get with the Tax Assessor's office on new home owners in The Charpentier Historic District as well as Margaret Place.

Ms. Charla Blake said that she would check with the Tax Assessor and see if there is a list the Commission could obtain.

Ms. Marinovich went over the three cases we will have on July's Agenda.

Chairman Davidson adjourned meeting at 5:32.

