



# City of Annapolis

Department of Planning & Zoning  
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## Historic Preservation Commission

February 27, 2020

The Historic Preservation Commission (HPC) of the City of Annapolis held a special public hearing on February 27, 2020 in City Council Chambers. **Chair** Leahy called the meeting to order at 6:00pm.

**Commissioners Present:** **Chair** Leahy, **Vice Chair** Collins, Dr. Scott, Finch

**Commissioners Absent:** Williams, Zeno

**Staff Present:** R. Laynor- Chief, Historic Preservation Officer, J. Tower, Assistant Historic Preservation Officer

**Chair** Leahy introduced the commissioners and staff. He stated the Commission's purpose pursuant to the authority of the land use articles and administered the oath en masse to all persons intending to testify at the hearing.

### C. ANNOUNCEMENTS

There was none.

### D. NEW BUSINESS

#### 1. 130 Prince George Street/Sands House – Karen Brown/Historic Annapolis – Parking pad of crushed oyster shells.

Ms. Theimer-Brown, Historic Annapolis (HA) Representative, provided background explaining that the house was gifted to HA in 2017 after it was occupied by a descendant up until 2015 so remained in the same family for approximately 244 years. She extended an invitation to those members who are interested in touring the house and several members expressed interest. She clarified that HA did a number of assessments for future use of the property while keeping in mind the need to find a preservation owner who would rehabilitate the house to return it to its historic use. She further explained that the Smith family has a contract on the house and clarified the need for the additional parking hence the application request for a parking pad in the rear of the property. She clarified that HA acquired a right of way easement that would allow vehicular access to the rear of the lot. She described the proposal for a single car parallel parking pad consisting of 180 square feet and materials would be crushed oyster shells to be placed between the shed and the Crepe Myrtle tree. She noted that HA is in the process of obtaining permission from Maryland Historical Trust who holds an exterior/interior easement on both the house and the lot.

**Staff:** Ms. Laynor restated her written report and recommend conditional approval as noted in the staff report dated February 20, 2020.

**Public:** Public testimony opened at 6:22pm and no one from the public spoke in favor or opposition so **Chair** Leahy declared the public testimony closed at 6:23pm.

**Commissioners:** **Vice Chair** Leahy noted that there needs to be clarification of the 18' length versus 23' length. **Chair** Leahy, **Vice Chair** Collins, Ms. Finch and Dr. Scott do not oppose the 18' length. After discussion with the applicant, the HPC agreed to a 20' length.

**Vice Chair** Collins noted that whereas the amended application for 130 Prince George Street complies with HPC guidelines, B.13, C.1, C.10 and D.1 (SOI #1 and #2), moved conditional approval of the application subject that the applicant shall schedule archaeological monitoring and prepare a monitoring plan with the City consulting archaeologist to coordinate with commencement of excavation; the applicant shall coordinate with the driveway easement holder for replacement of the concrete curb at Prince George Street; the applicant shall comply with regulations for lot coverage/landscaping per current planner's staff review; the applicant shall comply with approval from the MHT easement holder provisions before proceeding with the work; the pad will be 20' in length instead of 18'. Dr. Scott seconded the motion. The motion passed unanimously in vote of 4-0.

The following Commissioners made a site visit on this application.

Name
Leahy, Zeno, Collins, Scott

**Chair** Leahy accepted the following exhibits into the record.

Exhibit Number	Exhibit Types
<b>A</b>	HPC Public Hearing Application for Certificate of Approval dated 2/10/20
<b>B</b>	Staff Report and Recommendation dated 2/20/20
<b>C</b>	HPC Certificate of Approval Revision Submittal Form dated 2/21/20
<b>D</b>	Cynthia Gudenius Email dated 2/24/20
<b>E</b>	Maryland Department of Planning MHT Letter (E. Hughes) dated 2/26/20
<b>F</b>	Statement of Owner (Pete Chambliss) to Karen Brown Email dated 2/27/20

**Vice Chair** Collins moved to adjourn the public meeting at 6:35pm. Dr. Scott seconded the motion. The motion passed unanimously in a vote of 4-0.

### Historic Preservation Commission

February 27, 2020

The Historic Preservation Commission (HPC) of the City of Annapolis held its administrative hearing on February 27, 2020 in City Council Chambers. **Chair** Leahy called the meeting to order at 7:00pm.

**Commissioners Present:** **Chair** Leahy, **Vice Chair** Collins, Dr. Scott, Finch, Williams

**Commissioners Absent:** Zeno

**Staff Present:** R. Laynor- Chief, Historic Preservation Officer, J. Tower, Assistant Historic Preservation Officer

#### C. ANNOUNCEMENTS

#### D. ADMINISTRATIVE BUSINESS

##### 1. Rules of Procedures

The HPC reviewed the draft Rules of Procedures and made several additional edits. **Chair** Leahy agreed to compile all the new edits and present another draft of the Rules of Procedures at an upcoming meeting.

##### 2. Nitty Gritty Committee

**Chair** Leahy announced that he is serving as the HPC's representative on the Nitty Gritty Committee as part of the Comprehensive Plan process.

**K. ADJOURNMENT**

With there being no further business, **Vice Chair** Collins moved to adjourn the meeting at 7:52pm. Dr. Scott seconded the motion. The motion passed unanimously in a vote of 5-0.

**The next meeting is scheduled for Tuesday, March 10, 2020 at the City Council Chambers.**

Tami Hook, Recorder