

**HISTORIC PRESERVATION REVIEW COMMISSION**  
**232 N. Queen Street**  
**November 6, 2017**  
**Regular Meeting, 7:00 PM.**  
**J. Oakley Seibert Council Chambers**

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With a quorum present, Chairman Gary Gimbel called the regular scheduled meeting of the Historic Preservation Review Commission to order at 7:00 pm. The following members were present: Gary Gimbel, Steve Knipe, Mark Jordan, Brance McCune, John Stillwagon, Ryan Perks, Terry Colburn and Chris Cox. Also in attendance were City Engineer/Planning Director Kim Petrucci, City Planner Tracy Sherman and Planning Secretary Holly Hartman.

**APPROVAL OF October 2, 2017 MEETING MINUTES**

Commissioner Jordan made the motion to approve the October meeting minutes as presented. Commissioner Colburn seconded the motion, which was followed by a unanimous vote of “aye”. Motion carried.

**STATEMENT OF PURPOSE**

Read by Chairman Gimbel. Zoning Ordinance Article 10

**I. UNFINISHED BUSINESS: None**

**II. NEW BUSINESS:**

- 1. CASE #HP 17-00014. 409 W. King Street. Public Hearing.** Application requesting a Certificate of Appropriateness to paint business sign. Kia Johnson, applicant.

Kia Johnson presented this request stating that she would like to get approval for her business sign.

Chairman Gimbel opened the public hearing at 7:03 pm. As no one came forward to speak for or against this request, the public hearing was closed at 7:03 pm.

Commissioner Stillwagon made the motion to approve the request as submitted. Commissioner Jordan seconded the motion that was followed by a unanimous vote of “aye”. Motion approved.

- 2. CASE #HP 17-00017. 125 W. Race Street. Public Hearing.** Application requesting a Certificate of Appropriateness to build new Police Department. City of Martinsburg, applicant.

Jodi Driggs and Brian Estep, Silling Architects, provided a thorough explanation of the project with a PowerPoint presentation that detailed the specific materials that will be used, the size of the building, the parking areas, fencing, dumpster pad and bio swale. Commissioner Colburn asked what type of material was being used for the lantern as she feels it looks like plastic. She feels that the lantern is overwhelming in the day time because it is not transparent. Commissioner Stillwagon agreed and also expressed

concern with the amount of light during the night in a residential neighborhood. Mr. Estep replied that the material is a translucent sandwich panel with a fiberglass face.

Commissioner Stillwagon expressed concern with the details being exaggerated and asked for the reason that the overhang is so large. Mr. Estep explained that it is a five-foot overhang that is designed to provide adequate shading from the morning and evening sun. The overhang continues on the North and South side of the building for visual consistency.

Commissioner Stillwagon asked the color of the brick as the photos look brown which he feels is outdated and unattractive. He added that he likes the wood elements of the building and likes the design of the dumpster pad and would like to see more of that material in the building.

Chairman Gimbel opened the public hearing at 7:28 pm. As no one came forward to speak for or against this request, the public hearing was closed at 7:28 pm.

Commissioner Colburn asked why the architect chose the sandstone color brick instead of matching City Hall. Mr. Estep replied that the photos appear brown but it is more of a warm grey color. This color was chosen to set the building apart from the surrounding buildings.

Commissioner McCune asked if they have already spec'd out the brick. Mr. Estep replied that they did not have a manufacturer at this point; but as long as they have specifications that speak to the size of the brick and the color they can choose a manufacturer.

Commissioner Colburn asked for the next steps in the process. Mr. Estep replied that they received Site Plan approval from the Planning Commission last week. Once they receive HPRC approval they can put the project out to bid. He stated that they plan to advertise the project for bid in the next few weeks. Mr. Estep added that they have one more appearance before City Council to update them on the progress.

Commissioner Knipe stated that he appreciates the clean lines of the modern look, but he is concerned with the lantern. He also appreciates the thought that was put into researching downtown and including elements from other historic buildings.

Commissioner Knipe made the motion to approve the request as submitted. Commissioner Jordan seconded the motion that was followed by a roll call vote of "nay" from Commissioner Knipe, Commissioner Perks, Commissioner Colburn and Commissioner Stillwagon and a vote of "aye" from Commissioner Jordan, Commissioner Cox and Commissioner McCune. Motion denied.

When asked, Ms. Sherman stated that the applicant's options at this point were either to appeal the decision to City Council or take the project back to City Council with the suggested changes and then come back before the HPRC.

**3. CASE #HP 17-00019. 131 N. Queen Street. Public Hearing.** Application requesting a Certificate of Appropriateness to renovate storefront. Andrew Johnson, applicant.

Andrew Johnson, owner, and Chris Messner, owner of Meta Builders, provided an explanation of the project stating that they would like to remodel the storefronts. Mr. Messner explained that they tried to restore the existing stone and brick but could not because the building materials were glued to the brick and the brick deteriorated when trying to remove the glue. Their plan is to restore the storefronts to a more original façade with glass panels and black trim.

Commissioner Stillwagon asked if there would be brick around the windows. Mr. Messner answered no, it would be all glass with black trim up to the existing cornice with painted PVC molding.

Chairman Gimbel opened the public hearing at 7:40 pm. As no one came forward to speak for or against this request, the public hearing was closed at 7:40 pm.

Commissioner Colburn made the motion to approve the request as submitted. Commissioner Jordan seconded the motion that was followed by a unanimous vote of “aye”. Motion approved.

**III. OTHER BUSINESS: None**

**IV. DISCUSSION ITEMS: None**

**V. ACTION ITEMS: None**

**VI. ADJOURNMENT:**

Commissioner Cox made the motion to adjourn. Commissioner Perks seconded the motion that was followed by a unanimous vote of “aye”. The meeting was adjourned at 7:43 pm.

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Gary Gimbel, Chairperson

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Holly Hartman, Secretary