



DAYTON HISTORIC PRESERVATION COMMISSION

111 South First Street, Dayton, WA 99328

Contact – 509-540-6747

Special Meeting Minutes

Tuesday, August 12, 2014 at 6 PM

City Council Chambers, 111 S. 1st Street, Dayton, WA

1. **CALL TO ORDER** – 6:03 PM

2. **ROLL CALL**

C. Dale Slack, Chair	Absent	James McCary	Present
Matt Zanger, Vice Chair	Present	Kathy George	Present
Michael L. Smith	Present		
Ginny Butler	Present		

Staff- Karen Scharer, AICP, Planning Director

3. **COA DESIGN/SPECIAL VALUATION REVIEW:**

COA14-0012 – Shane Loper – 2nd *REVISED PROPOSAL* resized & relocated proposed garage. Construction of a detached garage/shop at 500 S 1st St.

Shane Loper presented a 2nd revision to his garage/shop proposal. The garage/shop will be behind the historic home near the access easement along the south side of the property. The structure proposed is 28 feet by 16 feet and 13' 6" in height to the roof top. The style of the garage is similar in design to the garage/shop COA approved in July and location is the same as approved in a June COA.

Matt questioned the choice of windows proposed as windows on homes in the Historic District (other than ranch style) have windows that are vertically orientated.

Shane indicated that he has already purchased windows which are "sliders" horizontally orientated.

Ginny noted that only one window would be visible from the street.

Shane added that there is a tree between the front and proposed garage which will in part limit visibility of the window.

Ginny moved and Mike seconded the acceptance of the finding of facts. The commission unanimously approved the facts.

Kathy moved and Jim seconded to approve the COA. The commission voted to approve the COA, Ginny abstained from voting.

The COA approval states:

This COA approves a detached garage at the location noted above. Plans, construction and finishes shall be consistent with the COA application as

submitted on 8/6/2014 and approved by the commission.

A building permit shall be obtained before any construction begins.

This CAO allows for one new building and voids the previous CAO decisions dated June 24, 2014 and July 22, 2014.

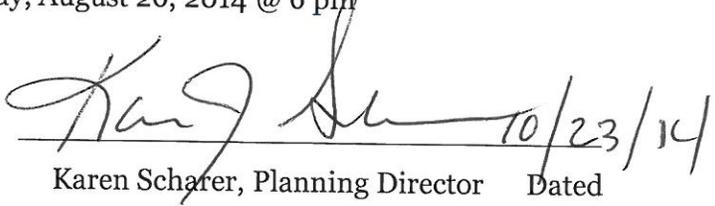
4. GUIDELINES UPDATE by STAFF:

Karen updated the DHPC that the draft guidelines were forwarded to the State DAHP. Megan Duvall at DAHP requested that the illustrations be included with the first draft. The DHPC will need to decide what illustrations to include at the meeting on August 26th.

5. ADJOURNMENT – Matt moved to adjourn and the DHPC meeting at 7:25 pm.

Next Regular Scheduled Meeting: Tuesday, August 26, 2014 @ 6 pm


Matt Zanger, Vice Chairman Dated


Karen Scharer, Planning Director Dated