



DAYTON HISTORIC PRESERVATION COMMISSION

111 South First Street, Dayton, WA 99328
Contact – 509-540-6747

SPECIAL MEETING MINUTES Wed, May 11, 2016 at 6:30 PM

City Hall 111 S. 1st Street, Dayton, WA

1. **CALL TO ORDER** – 7:01 PM

2. **ROLL CALL**

Michael L. Smith, Chair	Present	James McCary	Absent
Chrissy Talbott	Present	Carole Lane	Present
Matt Zanger	Present	Vacant Position	
Ginny Butler	Present		

Staff- Karen Scharer, AICP, Planning Director

Amiee McGuire – Representing COA16-003

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

COA16-003 – DDHD, 330 E Main Street, Paul McKay & Aimee McGuire

COA request to add a glass door to the side of the building and add a trellis covered patio area for outdoor seating.

The Matt asked if there would be a step outside from the building to the patio/setting area.

Amiee indicated that they have discussed options with the contractor, but a decision has not been clearly resolved.

The commission discussed the options available to add reference to and revising the draft COA.

Chrissy moved to accept the findings as written and Matt seconded the motion. All were in favor.

Matt moved to approve the COA with a revision to allow for an optional patio surface and Mike seconded the motion. All were in favor of the motion to approve. Decision attached.

4. **ADJOURNMENT**

Matt moved to adjourn and Chrissy seconded the motion. All were in favor of adjournment at 7:02 pm.

Next Scheduled Meeting: June 1, 2016 @ 6 pm

Mike Smith

Mike Smith, Chairman

6/1/2016
date

Karen J Scharer
Attest: Karen J Scharer, Planning Director



DAYTON HISTORIC PRESERVATION COMMISSION

Certificate of Appropriateness

Paul McKay & Aimee McGuire / 330 E Main Street, Dayton, WA

COA16-003 / May 11, 2016

WHEREAS, this Certificate of Appropriateness (COA) is being requested by Paul McKay and Aimee McGuire owners of the property located at 330 E Main Street.

WHEREAS, the proposal includes rehabilitation (new construction) by adding a 9' by 9' set of glass doors on the west, building side façade. The doors will be located under a proposed 12' high wood trellis covering a 20' by 20' area to be used for covered outdoor seating.

WHEREAS, the property is located within the Downtown Dayton Historic District designated by the Dayton Historic Preservation Commission on April 11, 2001 and Dayton City Council on August 27, 2007. Notice of Designation was filed and recorded with Columbia County on August 16, 2010. The building is noncontributing to the district as its construction dates back to 1962 after the period of significance.

WHEREAS, the Downtown Dayton Historic District is also listed on the State & Federal Register which states the period of significance as 1880 - 1949.

WHEREAS, the location of the new features will be approximately 50' away from E. Main St. assuring harmony; and compatible with neighboring Downtown Dayton Historic District properties.

WHEREAS, the proposed new construction will be somewhat more contemporary, but still in character with the size, scale, and materials of the existing building and the side façade features of other buildings within the District.

WHEREAS, the proposal will not produce a sense of false historicism.

WHEREAS, the proposed features will provide for greater flexibility in the use and add to the economic vitality of the property.

WHEREAS, the features are consistent with the Downtown Dayton Historic District Design Guidelines adopted by the City Council on 2/9/2015 and will be a constructive enhancement to the building and to the downtown historic district;

**NOW, THEREFORE, THE DAYTON HISTORIC PRESERVATION COMMISSION HEREBY
RESOLVES AS FOLLOWS:**

Section 1.

Based upon the preceding findings of fact, the Commission grants a Certificate of Appropriateness for the proposed new construction on the west, side façade of the building at 330 E Main Street, Dayton, WA, subject to:

Plans, construction and finishes shall be consistent with the COA application as submitted on 5/5/2016 and as approved by the commission with the option to add a patio surface.

A building permit shall be obtained before any construction begins.

Approved by the Dayton Historic Preservation Commission this 11th day of May, 2016.



Mike Smith, Chairman

Attest:



Karen J Scharer, Planning Director