

**MINUTES**  
**MADISON STATION HISTORIC PRESERVATION COMMISSION**  
**FEBRUARY 11, 2015 REGULAR MEETING**

The meeting convened in the Madison Municipal Complex, Planning and Building Conference Room, 100 Hughes Road, Madison, Alabama 35758 and was called to order at 5:30 p.m. by Commission Chairman Charles Sturdivant.

**I. ROLL CALL**

MADISON STATION HISTORIC PRESERVATION COMMISSION MEMBERS

Charles Sturdivant, Chair	Present
Teddy Powell, Vice Chair	Present
Jeanne Steadman, Historic Liaison	Present
Dennis Vaughn	Present
Elbert Balch	Present
Charles Nola	Present
Cindy Sensenberger	Present
D.J. Klein, City Council Liaison	Present

CITY STAFF PRESENT

Amy Sturdivant, Director, Community Development and Planning; Sherri Williams, Assistant Planner and Board Secretary

REGISTERED PUBLIC ATTENDEES

John T. Seaton, Old Black Bear Brewing Co.

The following were also in attendance but did not register: Councilmember Gerald Clark, Beautification Board member Julie Ray

**II. MINUTES APPROVAL**

Chairman Sturdivant asked Commission members for suggested changes or corrections to the draft minutes of the January 14, 2015 Annual Organizational and Regular Meeting. There being none, Chairman Sturdivant called for a motion:

**Motion:** Ms. Steadman moved to approve the minutes of the January 14, 2015 Annual Organizational and Regular Meeting, as written. Mr. Powell seconded the motion and the vote was as follows:

**Final Vote:**

Charles Sturdivant	Aye
Teddy Powell	Aye
Jeanne Steadman	Aye
Dennis Vaughn	Aye
Elbert Balch	Aye
Charles Nola	Aye
Cindy Sensenberger	Aye

**Motion Carried.**

**III. PUBLIC COMMENT**

Chairman Sturdivant opened the floor to public comment for non-agenda items.

Mr. Nola brought to topic, repairs to the roundhouse. Councilmember Klein stated that Chief Building Official Jimmy Morgan gave him a list of needed repairs and that money may be available in the Special Projects budget. Ms. Steadman stated the lights that are on the ground were damaged by lawnmowers and Street Festival activities. Mr. Nola and Ms. Steadman expressed concerns about painting separate planks and matching existing paint. Mr. Nola further stated that he would speak with Jimmy Morgan about the budget, list of repairs, lighting and power sources.

There being no further public comment, Chairman Sturdivant closed the floor.

**IV. APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS**

- 1. 2015-02 - 58 Martin Street; Landscaping, New Construction (Portico), New Construction (Perimeter Fence); New Construction (Porch Extension);** Applicant, Martin Folgmann, presented his request and stated that the renovations were wrapping up. Commission members and Mr. Folgmann discussed the style of the existing and proposed fence. Mr. Folgmann stated he would change the style on the back of the lot, making it taller for privacy. Deep Space gray stain will be used to match existing fence. A landscape architect has been hired. The lot was shaped and larger shrubs and trees will be planted on the southeast side. Additional trees will be on the side abutting residential property. The existing patio will be extended to the corner of the building to prevent muddy messes and will also cover the patio and area where roll-up door is located. The portico roof will match the existing building's roof. The building is only being used for office and storage, and it has not been sprinkled. The stage that is shown will not be built at this time. Mr. Powell stated that the proposed items should be taken separately and that approving already built items would not be appropriate. Ms. Steadman agreed and said that five years from now, someone could read the minutes and see that they did not approve the work that was performed without prior approval. Mr. Vaughn stated there were two issues: work performed without approval and style of fence installed was not what was approved. Mr. Powell stated the board needs to stand for something. The sign at the house/art studio is not what was approved; a house has goats and outbuildings that were not approved. Mr.

Sturdivant stated that the City never removed light fixtures because the HPC did not follow up. Motions for approval must be more specific so there are not any questions, after the fact.

**Motion:** Mr. Powell moved to approve case number *2015-02 – 58 Martin Street; Landscaping, New Construction (Portico), New Construction (Perimeter Fence); New Construction (Porch Extension)*, to include items 3-6 as specified in the application and also including the extension of the current wood perimeter fence, in the same style and color (Deep Space gray stain); installation of new fencing, of the same style and color as current fencing, with an additional foot of height along the property line abutting residentially zoned lots. Mr. Balch seconded the motion and the vote was as follows:

**Final Vote:**

Charles Sturdivant	Aye
Teddy Powell	Aye
Jeanne Steadman	Aye
Dennis Vaughn	Aye
Elbert Balch	Aye
Charles Nola	Aye
Cindy Sensenberger	Aye

**Motion Carried.**

- 2. 2015-03 – 208, 210, 212 Main Street; Awning removal and replacement; New exterior paint color; Attached signage;** Applicant, Todd Seaton, presented his request and described his proposed changes by stating: 1. He would like to remove the existing metal awning above the entrance into 212 Main, because it is rusty and old and install 12' wide solid black canvas awnings above the windows on either side of the entrance; 2. He would like to remove the red awning above the entrance to 208 Main; 3. He would like to paint the brick, on 212 Main, an off white shade, that will not change the building's character. Applicant stated he has tried several techniques to clean the off white brick, without success. 4. He would like to install a sign above the entrance into 212 Main. He provided a rendering and described the appearance as having very low ambient lights inside the letters that will "glow" on the backboard. 5. He would like to paint the exterior of 208 and 210 Main and provided samples for members to review. Board members discussed all the proposed changes and agreed they will improve the aesthetics of downtown. Members stated their opposition to painting the off-white brick on 212 Main because it is the only example of glazed brick in the District.

**Motion:** Mr. Vaughn moved to approve case number *2015-03 – 208, 210, 212 Main Street; Awning removal and replacement; New exterior paint color; Attached signage*, as presented, to include removal of the metal awning from 212 Main, removal of the red awning above 208 Main, addition of black canvass awnings above the windows of 212 Main, addition of attached accessory signage above the entrance to 212 Main with 3-D letters and low intensity lighting, change of exterior paint

colors on 208 and 210 Main but not to include painting the glazed brick on the exterior of 212 Main. Mrs. Steadman seconded the motion and the vote was as follows:

**Final Vote:**

Charles Sturdivant	Aye
Teddy Powell	Aye
Jeanne Steadman	Aye
Dennis Vaughn	Aye
Elbert Balch	Aye
Charles Nola	Aye
Cindy Sensenberger	Aye

**Motion Carried.**

**V. OTHER ITEMS FOR DISCUSSION (COMMISSION MEMBERS AND CITY STAFF)**

Chairman Sturdivant opened the floor to Commission members and city staff with other items for discussion.

1. Beautification Board treasurer Julie Ray and Councilmember Gerald Clark offered a donation of 8 benches and 4 trash receptacles, with the signature "M", like the ones in front of City Hall, for placement on Main Street, the Village Green, or wherever needed. Mr. Clark stated that the Public Works Department will be responsible for emptying the receptacles. Amy Sturdivant stated all downtown maintenance will be coordinated with Public Works. An overall comprehensive plan for Village Green and Main Street must be prepared, using maintainable fixtures and furnishings manufactured by a larger company that will be able to provide parts, in the future. She thanked the Beautification Board for the generous offer, which would be considered. Mr. Vaughn stated his concern about the placement and locations of trash receptacles because of maintenance and emptying. Other locations considered for the benches/receptacles were discussed, including the cemeteries and the area around the old well. Mr. Clark stated the water department must approve filling the well. Amy Sturdivant stated the City doesn't want to keep the well and that it needs to be capped and filled. Afterward, a plan for how to use the area, can be drawn and approved. Mr. Nola stated that Chris Crumbly is planning to send a letter to the Historic Commission from the Historical Society offering ideas for the well area.

There being no other items for discussion, Chairman Sturdivant closed the floor.

**VI. OTHER BUSINESS (MEMBERS OF THE PUBLIC)**

Chairman Sturdivant opened the floor to members of the public having other business to bring before the Commission. There being none, Chairman Sturdivant closed the floor.

**VII. ADJOURNMENT**

Chairman Sturdivant adjourned the meeting at 7:07 p.m.

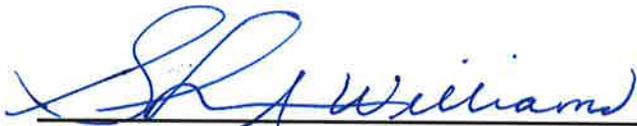
**MINUTES APPROVED,**



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**CHARLES STURDIVANT, CHAIRMAN  
MADISON STATION HISTORIC PRESERVATION COMMISSION**

**ATTEST:**



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**SHERRI WILLIAMS, BOARD SECRETARY**