

**Madison Station Historic Preservation Commission
Minutes of the May 13, 2020 Regular Meeting**

The meeting convened in the Madison Municipal Complex, City Council Chambers, 100 Hughes Road, Madison, Alabama 35758. Commission Chairman Charles Nola called the meeting to order at 5:30 p.m.

Attendees

Commission Members

Charles Nola, Chairman	Present
Cindi Sanderson, Vice-Chairman	Present
Larry Anderson, Historic Liaison	Present
Elbert Balch	Present via phone
Gerald Clark	Present
Cindy Sensenberger	Present
Dennis Vaughn	Present

Elbert Balch confirmed that he had all of the relevant materials for the meeting and could hear meeting participants.

City Staff

Mary Beth Broeren, Director of Development Services and Board Secretary

Registered Public Attendees

Matt Powers

Public Comment

None.

Approval of minutes

Chairman Nola asked Commission members for suggested changes or corrections to the draft minutes of the March 11, 2020 Regular Meeting. There being no changes or corrections, Chairman Nola called for a motion.

Motion: Dennis Vaughn moved to approve minutes of the March 11, 2020 Regular Meeting. Cindy Sensenberger seconded the motion and the vote was as follows:

Final Vote:

Elbert Balch	Aye
Dennis Vaughn	Aye
Larry Anderson	Aye
Charles Nola	Aye
Cindi Sanderson	Aye
Cindy Sensenberger	Aye
Gerald Clark	Aye

Motion Carried

Chairman Nola asked Commission members for suggested changes or corrections to the draft minutes of the April 8, 2020 Regular Meeting. There being no changes or corrections, Chairman Nola called for a motion.

Motion: Gerald Clark moved to approve minutes of the April 8, 2020 Regular Meeting. Cindy Sensenberger seconded the motion and the vote was as follows:

Final Vote:

Elbert Balch	Abstain
Dennis Vaughn	Abstain
Larry Anderson	Aye
Charles Nola	Aye
Cindi Sanderson	Abstain
Cindy Sensenberger	Aye
Gerald Clark	Aye

Motion Carried

Applications for Certificates of Appropriateness

The following Applications for Certificates of Appropriateness were presented for public review but not for public hearing or comment.

1. COA-2020-006, 110 Church Street, Fence Replacement

Staff introduced the request and provided photographs of the property, showing the existing fence types to be replaced or removed, two aerial plans providing information on existing and proposed fences and gates, and information regarding colors and materials. The applicant is requesting to increase the height of the front picket fence from 32” high to 48” high while keeping the same style, and maintain the six feet height of the privacy fence.

A new fence section and gate across the driveway is proposed on the north side of the home.

Mrs. Sensenberger stated she had questions and concerns about the height of the picket fence.

The applicant responded that he read in the Design Review Guidelines that 48" was the maximum height allowed and that that height matches one of the existing fences on Church Street near Mill Road. He stated that part of the reason he is requesting the taller fence is because during the Street Festival they have observed children climbing on their front fence and they want the fence to be large and strong enough to withstand that. He reviewed the new gate being proposed across the driveway at the end of the house and stated it was due to the side door location and wanting a secure area for their pets.

Mr. Nola stated he looked at one of the taller picket fences on Church Street and took a general measurement, with the fence in the 44" to 46" range.

Mr. Anderson read from the Design Review Guidelines, reporting that it stated the typical height of fences in the front yard in Madison's Historic District is 36" to 42".

Mr. Clark indicated he had a concern about the height as well based on his experience with Christmas Card Lane and that some people have to put the card on their porch for it to be visible. The applicant reported they had participated in that event.

Mr. Nola recalled that for the other front fence that had been approved, the Commission had had the applicant move the fence back one foot from the sidewalk. The Commission reviewed the aerial of the subject property, which shows the existing fence is set back from the sidewalk.

Mr. Vaughn asked if the new fence would be in the same location. The applicant stated the new fence along the front of the property would be placed in the same location. He added that there would be a small section on the south property line where the six feet high privacy fence would be extended further towards the front to tie into other structures on the property. This is in the area where the trellis fence would be removed.

Staff reported that the City's Zoning Ordinance does not allow fences along the front of properties in the rest of the city, and the 48" requested seemed high given the area.

Mr. Vaughn expressed concern about deviating from the Design Review Guidelines.

Mr. Nola stated that the fence the Commission had recently approved, which had been referred to earlier, had been a new fence, and the height variation is dependent on topography and where the slats and posts are relative to that.

Mr. Clark stated it would be acceptable if the fence posts and top of the gate arch were higher than the main line of the pickets.

Mr. Anderson stated the reference to 48" in the Design Review Guidelines was under a general discussion about historic fences, but he confirmed that the guideline for the City's Historic District was 36" to 42".

Mr. Balch summarized his understanding of the request.

Mr. Nola stated that it behooves the Commission to stay consistent with the Design Review Guidelines.

The applicant stated that the front yard slopes a bit towards the street, suggesting that the higher fence was needed to compensate for that.

Mr. Anderson stated that he supported the height of the pickets be a maximum of 42" but the posts and entry gate arch could be higher.

Mr. Vaughn stated he agreed with 42" as the maximum height.

Motion: Larry Anderson moved to approve case number COA-2020-006, 110 Church Street, with the colors, materials and layout as presented with a change to the height of the picket fence to not exceed 42" in height, with an allowance for a higher entry gate arch and supporting fence posts. Dennis Vaughn seconded the motion and the vote was as follows:

Final Vote:

Elbert Balch	Aye
Dennis Vaughn	Aye
Larry Anderson	Aye
Charles Nola	Aye
Cindi Sanderson	Aye
Cindy Sensenberger	Aye
Gerald Clark	Aye

Motion Carried

Other Items for Discussion

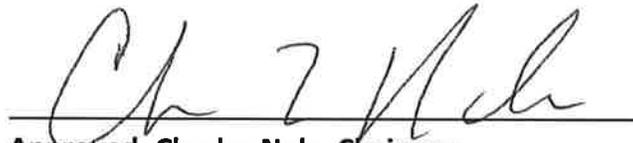
Mr. Balch reported that they would be submitting an application for their property on Church Street for the Commission's consideration for either the June or July meeting.

Mr. Vaughn stated that there are three historic properties with wrought iron fences in the front yard, which was a typical design feature for the period during which those homes were built.

There being no further items for discussion, Chairman Nola closed the floor.

Adjournment

With no other business before the Commission, Chairman Nola adjourned the meeting at 6:10 p.m.



**Approved: Charles Nola, Chairman
Madison Station Historic Preservation Commission**



Attest: Mary Beth Broeren, Board Secretary

