



# Architectural Review Board Minutes

## September 20, 2023 – 3:00 P.M.

### ADMINISTRATIVE

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The meeting was called to order at 3:00 p.m.

#### 1. Roll Call

Christine Dawson, Historic Development staff, called the roll as follows:

**Members Present:** Cartledge Blackwell, Catarina Echols, Karrie Maurin, Stephen McNair, and Jennifer Roselius

**Members Absent:** Abby Davis, Stephen Howle, Cameron Pfeiffer-Traylor, and Barja Wilson

**Staff Members Present:** Annie Allen, Christine Dawson, Bruce McGowin, Kim Thomas, and Meredith Wilson

#### 2. Approval of Minutes from September 6, 2023

Ms. Roselius moved to approve the minutes from the September 6<sup>th</sup> meeting.

The motion was seconded by Ms. Maurin and approved unanimously.

#### 3. Approval of Mid-Month COAs granted by Staff

Mr. Blackwell moved to approve the mid-month COAs granted by Staff.

Ms. Roselius seconded the motion, and it was approved unanimously.

### MID-MONTH APPROVALS - APPROVED

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- Applicant:** Dream Builders LLC of Mobile  
**Property Address:** 410 S. Ann Street  
**Date of Approval:** 08/29/2023  
**Project:**
  - Re-side with Hardie siding.
  - Repaint: Siding - White (Behr); Trim - Alabaster (Behr)

3. Reroof in-kind with architectural shingles. Color: Black
2. **Applicant:** Ez-Roof Gulf LLC  
**Property Address:** 403 Michigan Avenue  
**Date of Approval:** 08/30/2023  
**Project:** Reroof in-kind with architectural shingles. Color: Black
3. **Applicant:** Robert Dueitt Construction LLC  
**Property Address:** 913 Augusta Street  
**Date of Approval:** 09/01/2023  
**Project:** Repair in kind damage due to fallen tree: reroof; repair front porch post and railing; repair soffits and fascia; repaint to match existing.
4. **Applicant:** Fortified Exteriors LLC  
**Property Address:** 1518 Eslava Street  
**Date of Approval:** 09/05/2023  
**Project:** Reroof in kind with architectural shingles. Color: Cobblestone Gray
5. **Applicant:** Ziare251 LLC  
**Property Address:** 208 Dauphin Street  
**Date of Approval:** 09/05/2023  
**Project:** Repaint façade using Valspar paint: Body – Black; Trim - White
6. **Applicant:** Redd Roofing & Construction Inc  
**Property Address:** 306 S. Monterey Street  
**Date of Approval:** 09/06/2023  
**Project:** Reroof in-kind with shingles. Color: slate
7. **Applicant:** Integrity Remodeling & Construction LLC  
**Property Address:** 301 S. Ann Street  
**Date of Approval:** 09/11/2023  
**Project:**
  1. Adjust front door to close off gap. Add door sweep.
  2. Repair and replace siding on south elevation to match existing.
  3. Repaint to match existing color as closely as possible.

## APPLICATION

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### 1. 2023-49-CA - APPROVED

**Address:** 1254 Selma Street  
**Historic District:** Oakleigh Garden  
**Applicant / Agent:** Robert/Helen Chapelle

**Project:**

1. Move existing fence location eastward to run along east property line which fronts Georgia Avenue.
2. Replace existing 6' metal fence with a 4' metal fence. The new fence will match the current fence in length from north to south along the east property line, except for the length of the existing gate to the south, which will remain in its current location. The new fence will also run east to west from the east property line back to the former fence location, both along the north property line and just north of the existing gate.

**PUBLIC TESTIMONY**

Mr. Taylor Atchison was present to represent the applicant and discuss the application. He stated that the applicant wishes to maintain the Certificate of Appropriateness as issued by Staff.

Ms. Sheri Hewitt of 170 S. Georgia Avenue was present to speak in opposition of the application. She stated that the house which was previously located on the portion of the subject lot which faces S. Georgia Avenue was demolished in the 1960s, and there has never been a fence located at the sidewalk on that property. She added that the approved fence will create a visual barrier and requested that the COA be amended to reduce the height of the fence to 3 feet and to set its location further back from the ROW. She stated that the style of the fence, as approved, contributes nothing to the beauty of the street.

In his rebuttal, Mr. Atchison stated that he understands the neighbors' concerns. He maintained that the applicant would like the COA to remain as issued, but that he would present the neighbors' comments to the owners regarding reduction in size, a shift in location, and proposed beautification with landscaping elements to determine if a shift may be possible.

**BOARD DISCUSSION**

Ms. Echols stated that the Certificate of Appropriateness was correctly issued by Staff, however, public opinion is to be considered. She added that conforming the approved scope of work to the stated public opinions would be up to the willingness of the owner.

Mr. McNair asked Mr. Atchison to define the purpose for the relocation of the fence. Mr. Atchison stated that, due to the unique configuration of the lot, the applicant wishes to maintain access, safety, and more control of this portion of their property which is quite a distance from their home.

Mr. McNair asked if the whole lot was to be fenced in. Mr. Atchison responded that the driveway on S. Georgia would remain open.

Ms. Maurin asked if the existing gate is 6 feet in height. Mr. Atchison confirmed that it was, and that the gate would remain at its present location.

Ms. Roselius asked Mr. Atchison if the style of the fence would remain the same as the existing fence. Mr. Atchison stated that it would in terms of material and design; that it would only be shorter in height.

### **FINDING FACTS**

Mr. Blackwell moved that, based on the evidence presented in the application, the Board finds the facts in the Staff's presentation of the application.

Mr. McNair seconded the motion, and it was approved unanimously.

### **DECISION ON THE APPLICATION**

Mr. Blackwell moved that, based on the facts approved by the Board, the Certificate of Appropriateness be retained as issued, with the amended options given to the owners to reduce the height of the fence to 3 feet and to add landscape around the fence.

The motion was seconded by Ms. Maurin and approved unanimously.

### **OTHER BUSINESS**

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Mr. McGowin stated that he would be working with Staff in discussing and perhaps changing procedures for expedited review.

There being no other business, the meeting was adjourned at 3:18.