

**Anchorage Historic Preservation Commission  
Regular Meeting  
July 21, 2020**

Voting Commission members attending: Katie Greene, Clyde Ensor, Bill Wilkinson, Dan Fultz, Greta Chessler.

Non-voting members present: Bill Wetherton, Chairman; Mary Easterling, Recording Secretary  
Commission members not in attendance: Bill Fowler, Doug Schmitt

Visitors: Paul Horn, Laura Van Vactor, Michael Cadden, Mandy Arnold, Dave Little, Tim DeLong, Amy Abel, Bill Abel, Jeremy Rhoden, Neil Patil, Karen Kerhill, Daniel Click, Jay Foley.

The meeting was called to order at 6:02 p.m. by Bill Wetherton. The minutes from the June 16, 2020 meeting were read by Mary Easterling. Chessler moved to approve the minutes as read and Greene seconded. Minutes were approved unanimously.

Tim and Kristen DeLong  
1702 Evergreen Road

The Delongs want to demolish the old, existing barn and build a new barn. The new barn will be a little larger than the old barn and will be painted the same grey color as their home, guest house and old barn. They will use vertical concrete board in the board and batten style to mimic the current style of the barn with a metal roof like their guest house. Commission member Doug Schmitt sent notes to the meeting. His notes state he likes the design, and asks if it is in flood plain. DeLong states it is not in the flood plain. Schmitt states site plan was not created for this project, it looks like he is using an old site plan. Greene asked if this barn can be seen from the road. It cannot be seen from the road. Ensor moved to approve as submitted, Wilkinson seconded. Motion passed as presented. Ensor noted that further discussion is needed on site plans for garages, buildings and projects that are "minor" and wouldn't normally require a site plan if HPC guidelines did not require.

Amy and Bill Abel  
2301 Homewood Drive

Laura Van Vactor presented for the Abels. The Abels would like to add a master suite on left side of their home. The addition matches all windows, brick siding and vents to the existing house. Wilkinson asked if, like the garage side of the house (right side), would they carry the roof line across to maintain symmetry? Abels say they will make that change to add symmetry. Greene motioned to approve plans with changes for symmetry. Wilkinson seconded. The motion passed unanimously with changes to the roof symmetry.

Michael and Geron Cadden  
12101 Log Cabin Lane

The Cadden's want to add a bay window extension to back of house. The addition will have steel windows, a stucco exterior, and metal roof. The addition cannot be seen from Log Cabin Lane or Shady Lane. Fultz asked what windows are being used? Mike says he is using Fabbio windows from Europe. Wilkinson moved for approval, Green seconded, motion carried unanimously as presented.

Hilary and Neil Patil  
1504 Cold Spring Road

The Patils came back for a second time to present their revised three-car garage addition with bonus room. The Patils made most of the changes recommended by the Historic Preservation Commission (HPC). The drawings show the roof line has been lowered two feet and the garage doors are smaller. They did not add hip roof because it would have prevented adding a bathroom in the bonus room. The garage addition is lower than the house now. The driveway will still come off of Hazelwood Road. Schmitt's notes said he likes the revised plans. Greene motioned to approve, Chessler seconded. The motion passed unanimously as presented.

Andrew Arnold  
12311 Owl Court

The Arnolds would like to add solar panels on west side of house. The project was presented last month and HPC suggested doing further research on roof panels and possibility of placing panels in the yard. Mr. Arnold stated that placement in the yard makes the panels visible from the street. Wilkinson restated he would like to see the panels recessed into the roof so they are flush with the roof. Arnold stated that would add \$4000 to project and makes the project unaffordable for him and makes the roof less water repellent. Arnold said you cannot see the panels until you are at the top of the court. Owl Cove neighbors really cannot see panels from their yards. Ensor felt like they cannot be seen from court. Wilkinson felt like he still would like to see the panels the yard with boxwoods around them. Greene said they are visually unobtrusive, good project to start with solar panels. Because HPC does not have guidelines, Greene felt okay with voting to approve. Fultz asked will the glare off the panels reflect on the neighbors? Arnold feels like he is trying to make a difference and save energy. He appreciates that the Commission is willing to address some of the new ideas as they come to HPC. Chessler motioned to approve and Greene seconded. Wilkinson abstained. Motion passed as presented.

Schnatter  
11411 Park Road

Jay Foley presented John Schnatter's plans to add reflecting pools to the front yard and replace/move a section of stone and four-board fence to the front of the home. He will move the gate and existing fence down to front of house where it should have been originally. It should have been in front of the house when the house was built. Schnatter will also add a series of three reflecting pools to the front of the property. The pools were part of the original plans of the home, but they were never built. Ensor moved for approval and Wilkinson seconded. The motion was approved unanimously.

Daniel Click  
12342 Forest School Lane

Daniel was notified on June 25 to be at the meeting tonight. He is not on the agenda, but was prepared and came with his builder and completed plans submitted to the City on 6/6/20. The Clicks would like to build a pool. The pool is in the backyard and cannot be seen from the road. Ensor moved to approve the plans and Greene seconded. Motion carried unanimously.

Chessler asked the Commission about Hobbs Chapel walk restoration. The restoration was presented to City Council. Wetheron stated Schanatter will donate limestone for new steps and bricks will be replaced. Chessler said the Garden Club needs to be contacted immediately due to their work at Hobbs.

Comments:

Ensor believes it is necessary to have exceptions to a registered survey for yard structures and pools. A survey is a lot of money and not necessary for small jobs. Fultz thinks mortgage plats, or Logic pictures are ok for projects that are obviously not near any setbacks or property lines. Anyone can look up zoning at City Hall or through Logic if needed. This is something to be considered when we update our guidelines.

Wetherton asked the City to include checklist with signatures to ensure each application is complete. Wetherton is waiting to get approval from City Hall on checklist. Wilkinson said solar panels and windmills need to be addressed in guidelines as well. He feels they are unsightly and expensive and maybe we should push for geothermal over solar.

Greene states finding a consultant to revise the HPC guidelines is very hard. Lots of dead ends and she is not finding anyone local. All of the suggestions lead to a large list of names and no one will recommend any one person. Wetherton stated we have \$17,000 to spend on a consultant for revised guidelines.

Wilkinson moved to adjourn the meeting and Ensor seconded. Meeting adjourned at 7:11 p.m.