

**MINUTES  
HISTORIC PRESERVATION BOARD  
CITY OF DELRAY BEACH**

**MEETING DATE:** May 4, 2022

**MEETING PLACE:** City Commission Chambers

**1. CALL TO ORDER**

The meeting was called to order by Benjamin Baffer, Chairman at 6:03 P.M.

**2. ROLL CALL**

A quorum was present.

**Members present** were Benjamin Baffer, Chairman; Alyse Lemstrom, Vice Chairman (arrived 6:18); Claudia Willis, 2<sup>nd</sup> Vice Chairman; Kristin Finn; and Rhonda Sexton.

**Absent** Jim Chard and Robert Osinoff

**Staff present** were Kelly Brandon, Assistant City Attorney; Michelle Hoyland, Principal Planner; Katherina Paliwoda, Planner; Michelle Hewett, Planner; and, Diane Miller, Board Secretary.

**3. APPROVAL OF AGENDA**

**Motion** to approve the May 4, 2022, agenda by Rhonda Sexton and seconded by Claudia Willis.

**MOTION CARRIED 4-0**

**4. MINUTES**

None

**5. SWEARING IN OF THE PUBLIC**

Benjamin Baffer, Chairman read the Quasi-Judicial Rules for the City of Delray Beach and Ms. Miller swore in all who wished to give testimony.

**6. COMMENTS FROM THE PUBLIC**

None

## **7. QUASI-JUDICIAL HEARING ITEMS**

**A. Certificate of Appropriateness (2022-138):** Consideration of a Certificate of Appropriateness request for the replacement of an asphalt shingle roof to aluminum standing seam on an existing contributing 1-story, single-family residence.

**Address:** 706 NE 2nd Avenue, Del-Ida Park Historic District

**Owner/Applicant:** Emel Emin; EmelEmin@aol.com

Michelle Hoyland, Principal Planner entered project file 2022-138 into the record.

### **Exparte-**

Benjamin Baffer – None

Kristin Finn – Walk by, drive by

Rhonda Sexton- None

Claudia Willis- Drive by

### **Applicant Presentation**

Ted Greinerr, Ametco Roofing 3330 2<sup>nd</sup> Avenue N #11 Palm Springs FL 33461

Emel Emin, Property Owner

### **Staff Presentation**

Michelle Hewett presented the project from a Microsoft Power Point presentation.

### **Rebuttal/Cross**

None

### **Public Comment**

None

### **Board Comments**

Benjamin Baffer requested clarification as to material and style of proposed roof.

Claudia Willis was concerned that asphalt shingle roofs are becoming increasingly rare within the historic district. Ms. Willis was supportive of a mill finish standing seam roof if a metal shingle roof is not a viable option.

Alyse Lemstrom arrived 6:18

Rhonda Sexton was supportive of the proposed standing seam metal as the pitch of the roof is low and will not overshadow the house.

Kristin Finn was supportive of the proposed roof materials as they are in accordance with historic standards.

Alyse Lemstrom was supportive of the proposed roof as it is consistent with other homes in the neighborhood and the historic requirements contained within the City's Land Development Regulations.

**MOTION** to approve Certificate of Appropriateness (2022-138), for the property located at 706 NE 2nd Avenue, Del-Ida Park Historic District, by finding that the request and approval thereof is consistent with the Comprehensive Plan and meets the criteria set forth in the Land Development Regulations was made by Kristin Finn and seconded by Claudia Willis.

**MOTION CARRIED 5-0**

## **8. Presentations**

**2022 Historic Preservation Board Awards** - in honor of National Historic Preservation Month the Board will recognize the winners of the 2022 HPB Awards for their significant contribution to the preservation of the City's historic resources.

1. Residential Contributing/Individually Designated Addition and/or Accessory Structure- 145 NE 6<sup>th</sup> Avenue, The Turner House, property owner Allison Turner
2. Residential Non-Contributing New Construction- 601 N Swinton Avenue-property owner Jeffrey Dierman  
115 N Dixie Boulevard- property owners Tonya Olive & Hastings Ingram
3. Commercial Non-Contributing New Construction and/or Exterior Alterations- 105 NE 1<sup>st</sup> Street- property owner The Kolter Group LLC

## **9. LEGISLATIVE ITEMS- CITY INITIATED**

None

## **10. REPORTS AND COMMENTS**

### **A. Staff Comments**

- Staff is looking at the protocols regarding virtual attendance.
- Staff advised that there have been no further updates regarding the Landscaping and Preservation of the Natural Environment HPB memorandum.
- Historic Preservation GIS, a project funded by the State of Florida is nearing completion.
- Staff will be submitting a grant request to the State of Florida for the Cemetery Resource Survey.
- Next meeting will be held on June 1<sup>st</sup>, 2022

**B. Board Comments**

Rhonda Sexton noted that the Delray Beach Historic Preservation Trust will be honoring the historic churches throughout the city. A walking tour smartphone app will become available shortly, the application will be available for the Marina District initially.

Claudia Willis requested an update regarding Swinton Social.

Kristin Finn mentioned that the Delray Beach Historical Society will be holding Twilight in the Garden this month.

**11. ADJOURN.**

There being no further business to come before the Board, the meeting was adjourned at 6:49 pm.

The undersigned is the Secretary of the Historic Preservation Board and the information provided herein is the Minutes of the meeting of said body for **May 4, 2022** which were formally adopted and **APPROVED** by the Board on **September 7, 2022**

**ATTEST:**

  
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**CHAIR**

  
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**BOARD SECRETARY**

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