

Seguin Main Street Program
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HISTORIC DESIGN REVIEW COMMITTEE MEETING MINUTES

Friday, October 20, 2017

12:00 p.m.

Municipal Annex Building Conference Room

211 North River Street

Seguin, Texas 78155

Members Present: *Eve Hiner* *Mary Reiley*
 Bambi Rucker *Kelley Rose*
 Trey Pounds

Others Present: *Kyle Kramm* *Christy Hopper*
 Anita Gomez *Jason Howell*

1. Call to Order.

The meeting was called to order at 12:02 p.m. by Mary Reiley.

2. Discussion and possible action on approval of the August 1, 2017 meeting report.

Eve Hiner made a motion to approve the August 1st meeting report as presented. Bambi Rucker seconded the motion. Motion carried.

3. Discussion and possible action on signage for 110 West Nolte Street - Kyle Kramm, Main Street and CVB Director.

The committee reviewed three renderings created by the Texas Historic Commission for signage at Design Associates & the Shop. The business owner prefers rendering number two, as a painted sign on the building, with a black outline on the blue words. The approximate size would be 18" by 3' or a total of 54 square feet, unless the committee would consider two separate signs with each being 27 square feet.

Trey Pounds made a motion to approve rendering number two with the adjustment of the black outline on the blue letters with it being two separate signs. Eve Hiner seconded the motion. Motion carried.

4. Discussion and possible action on transom windows at 113 North River Street - Kyle Kramm, Main Street and CVB Director.

Jason Howell, owner of 113 North River Street has removed the façade covering the transom windows. Wooden frames are still in place, but no glass remained. The owner has requested to replace the windows with single sheets of glass.

Bambi Rucker made a motion to approve replacement of six windows on the north side and five windows on the west side of the building with a single plate glass using the existing wooden frame. Eve Hiner seconded the motion. Motion carried.

5. Discussion of the CLG's CAMP Training – Mary Reiley and Eve Hiner, HDRC Committee Members.

A suggestion was made to create a vacant building ordinance, vacant building registry, and require all vacant buildings to be inspected annually. After the inspection, if the building needs to be brought up to code and the owner does not comply a lien can then be placed against the property giving the city leverage for some type of recourse. Vacant buildings can become health and safety issues while diminishing the overall quality of life for the community and neighboring property owners while causing a decrease in property values. The ordinance would be set in place to encourage redevelopment, holding the property owners accountable.

6. Adjourn.

There being no further business the meeting was adjourned at 12:50 p.m.



Mary Reiley, Chair
Historic Design Review Committee

Date



12/18/17