

**HISTORIC PRESERVATION COMMISSION
HEARING MINUTES
MAY 12, 2022**

Commissioners

Carrie Albee, Chairman
Iva Saller
Anne Hart
Jeff DiPietro
Elizabeth Burns
Robert Van Rens

Aldermanic Representative

Donna Kuzemchak

Staff

Lisa Mroszczyk Murphy, Historic Preservation Planner
Christina Martinkosky, Historic Preservation Planner
Brandon Mark, Division Manager for Community Development & Urban Design
Scott Waxter, Assistant City Attorney
Shannon Pyles, Administrative Assistant

Call to Order:

Ms. Albee called the meeting to order at 6:00 P.M. She stated that the technical qualifications of the Commission and the staff are on file with the City of Frederick and are made a part of each and every case before the Commission. She also noted that the Frederick City Historic Preservation Commission uses the Guidelines adopted by the Mayor and Board of Aldermen and the Secretary of the Interior's Standards for Rehabilitation published by the U. S. Department of the Interior, National Park Service, and these Guidelines are made a part of each and every case. All cases were duly advertised in the Frederick News Post in accordance with Section 301 of the Land Management Code.

I. Public Hearing – Swearing In

“Do you solemnly swear or affirm that the responses given and statements made in this hearing before the Historic Preservation Commission will be the whole truth and nothing but the truth? If so, answer “I do.”

II. Announcements

Ms. Murphy announced that the applicant for HPC21-1324 located at 14 N. Market Street requested a continuance to the May 26, 2022 hearing agenda.

Ms. Martinkosky announced that HPC21-288 located at 700 N. Market Street and HPC22-329 located at 154 N. Market Street could not be heard due to public notice signs not being posted for public view as required by the Land Management Code.

III. Approval of Minutes

1. April 14, 2022 Hearing/Workshop Minutes

Motion: Carrie Albee moved to approve the April 14, 2022 hearing and workshop minutes as written.
Second: Jeff DiPietro
Vote: 6 – 0

IV. HPC Business

2. Administrative Approval Report (24)
3. Certification of the 2021 Report on Historic Preservation Property Tax Credits Recommendation to the Director of Finance (Group II)

Motion: Carrie Albee moved to certify the 2021 report on the Historic Preservation Property Tax Credit and forward those recommendations to the Director of Finance.
Second: Anne Hart
Vote: 6 – 0

4. Election of Chairman

Jeff DiPietro nominated Commissioner Albee to serve as Chairman.

Vote: 6 – 0

V. Consent Items

5. HPC22-333 200 E. Patrick Street Plamondon Hospitality Partners
Extension/re-approval for HPC17-489 Martin Clifford Bates, agent
Lisa Mroszczyk Murphy
6. HPC22-336 200 E. Patrick Street Plamondon Hospitality Partners
Extension/re-approval for HPC17492 Martin Clifford Bates, agent
Lisa Mroszczyk Murphy

Motion: Carrie Albee moved to approve the consent agenda as presented.
Second: Anne Hart
Vote: 6 – 0

VI. Continuances

There were no continuances.

Rehabilitation
Christina Martinkosky

C. Marty Bates, agent

Ms. Martinkosky entered the entire staff report into the record.

Motion: Carrie Albee moved to continue the windows portion of the application until the May 26, 2022 hearing.
Second: Robert Van Rens
Vote: 6 – 0

Motion: Elizabeth Burns moved to approve the application with the following conditions:

- That the use of power tools to remove existing mortar is limited to wide, horizontal joints only. Vertical and thin masonry joints shall be removed using hand tools.
- That the new mortar shall match the existing mortar in terms of color, texture, and tooling.
- That a test patch is performed to confirm that the removal of parging will not damage the underlying brick material. The test patch will be reviewed by Staff to receive a final determination.
- That no more than 300 PSI of water pressure is applied to remove Enviro Klean EK Restoration Cleaner and that a test patch is performed that will be reviewed by Staff to receive a final determination.

Second: Iva Saller
Vote: 6 – 0

<p>12. HPC22-258 Partial demolition <i>Christina Martinkosky</i></p>	<p>401 Linden Avenue</p>	<p>Sean Fillinich Richard Holzer, agent</p>
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Ms. Martinkosky entered the entire staff report into the record.

Motion: Carrie Albee moved to find the dwelling at 401 Linden Avenue to be a resource of unusual importance on the ground that it is a rare, surviving example of a prefabricated Tuberculosis cure cottage designed by the E.F. Hodgson Company.
Second: Iva Saller
Vote: 6 – 0

<p>13. HPC22-301 Alter pent roof <i>Christina Martinkosky</i></p>	<p>33 E. Patrick Street</p>	<p>C&P Telephone Company Joseph G. Jarvis, agent</p>
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Ms. Martinkosky entered the entire staff report into the record.

Motion: Carrie Albee moved to continue this application to the June 23, 2022 hearing agenda with the intent to schedule a workshop prior to that meeting.
Second: Jeff DiPietro
Vote: 6 – 0

VIII. Citizen Comment

There was no citizen comment.

The meeting was adjourned at approximately 8:08 PM.

Respectfully Submitted,

Shannon Pyles
Administrative Assistant

APPROVED 5/26/2022