



## TOWN OF BLUFFTON HISTORIC PRESERVATION COMMISSION

Theodore D. Washington Municipal Building  
Large Meeting Room  
Wednesday, March 2, 2016, 6:00p.m.

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I. CALL TO ORDER

II. ROLL CALL

III. NOTICE REGARDING ADJOURNMENT

The Historic Preservation Commission will not hear new items after 9:30 p.m. unless authorized by a majority vote of the Commission Members present. Items which have not been heard before 9:30 p.m. may be continued to the next regular meeting or a special meeting date as determined by the Commission Members.

IV. NOTICE REGARDING PUBLIC COMMENTS

Every member of the public who is recognized to speak shall address the Chairman and in speaking, avoid disrespect to Commission, Staff, or other members of the Meeting. State your name and address when speaking for the record. **COMMENTS ARE LIMITED TO THREE (3) MINUTES.**

V. ADOPTION OF AGENDA

VI. [ADOPTION OF MINUTES – February 3, 2016](#)

VII. PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA

VIII. OLD BUSINESS

- A. [COFA-10-15-9382 - Ratification. Ratification of the action taken at the February 3, 2016 Historic Preservation Commission meeting approving a Certificate of Appropriateness requested by Pearce Scott Architects, on behalf of Eugene Marks, for approval to allow the construction of a new single family residential structure of approximately 1,486 SF, located on the property identified as 5733 Guilford Place \(Lot 1A\), in the Stock Farm Development and zoned as Neighborhood General-HD.](#)
- B. [COFA-10-15-9383 - Ratification. Ratification of the action taken at the February 3, 2016 Historic Preservation Commission meeting approving a Certificate of Appropriateness requested by Pearce Scott Architects, on behalf of Eugene Marks, for approval to allow the construction of a new single family residential structure of approximately 1,790 SF and a 100 SF garden structure, located on the property identified as 5739 Guilford Place \(Lot 2A\), in the Stock Farm Development and zoned as Neighborhood General-HD.](#)
- C. [COFA-10-15-9384 - Ratification. Ratification of the action taken at the February 3, 2016 Historic Preservation Commission meeting approving a Certificate of Appropriateness requested by Pearce Scott Architects, on behalf of Eugene Marks, for approval to allow the construction of a new single family residential structure of](#)

approximately 1,662 SF with a 120 SF garden structure, located on the property identified as 5747 Guilford Place (Lot 3A), in the Stock Farm Development and zoned as Neighborhood General-HD.

- D. **COFA-10-15-9385 - Ratification.** Ratification of the action taken at the February 3, 2016 Historic Preservation Commission meeting approving a Certificate of Appropriateness requested by Pearce Scott Architects, on behalf of Eugene Marks, for approval of a Certificate of Appropriateness to allow the construction of a new single family residential structure of approximately 1,516 SF with a 120 SF garden structure, located on the property identified as 5753 Guilford Place (Lot 4A), in the Stock Farm Development and zoned as Neighborhood General-HD.

**IX. NEW BUSINESS**

**1. FOR ACTION**

- A. **Site Feature Permit-HD.** A request by Earl Nightingale, for the approval of a Site Feature Permit-HD to add an exhaust vent concealed to appear like a chimney at north elevation of the existing structure located on the property identified as 55 Calhoun Street in the Old Town Historic District and zoned Neighborhood Center-HD (SFHD-12-15-8521).
- B. **Site Feature Permit-HD.** A request by Kedar Construction, Inc. on behalf of Kathleen Toombs, for the approval of a Site Feature Permit-HD to allow the replacement of windows and doors to the front and rear elevations of the existing structure located on the property identified as 71 Boundary Street in the Old Town Historic District and zoned Neighborhood Center-HD (SFHD-1-16-9472).
- C. **Certificate of Appropriateness – Demolition.** A request by Katherine Harvey, for approval of a Certificate of Appropriateness to allow the demolition of an existing, non-contributing barn located on the property identified as 80 Bridge Street in the Old Town Historic District and zoned as Neighborhood General-HD (COFA-02-16-9507).
- D. **Certificate of Appropriateness.** A request by Mike Vaccaro on behalf of Chris Galbraith, for approval of a Certificate of Appropriateness to allow the construction of a new screened enclosure of approximately 240 SF at the rear of the existing house on the property identified as 3 Head of the Tide and zoned Neighborhood Conservation-HD (COFA-7-15-9282).
- E. **Certificate of Appropriateness.** A request by Mike Vaccaro of Vaccaro Architecture, Inc. on behalf of Bill Herbkersman, for approval of a Certificate of Appropriateness to allow the construction of a mixed use building of approximately 2,075 SF on the property identified as 32 Dr. Mellichamp (lot 20B in the Calhoun Street Promenade) in the Old Town Historic District and zoned as Neighborhood Core-HD (COFA-2-16-9490).

**X. DISCUSSION**

**XI. ADJOURNMENT**

**NEXT MEETING DATE – Wednesday, April 6, 2016**

*FOIA COMPLIANCE – Public notification of this meeting has been published and posted in compliance with the Freedom of Information Act and Town of Bluffton.*