

## HISTORIC AND ARCHITECTURAL PRESERVATION COMMISSION (HAPC)

### Meeting Minutes

**March 10, 2021**

#### CALL TO ORDER

The March 10, 2021 virtual meeting of the Oxford Historic and Architectural Preservation Commission was called to order at 6:15 p.m. by Chris Skoglund.

This meeting was conducted virtually using Zoom and Youtube in accordance with House Bill 404.

Members present: Chris Skoglund, Edna Southard, Dana Miller, Hueston Kyger, Corey Watt and Sean Wagner. Staff present was Sam Perry, Community Development Director. Chad Smith was absent.

#### AGENDA

Mr. Watt made motion to approve the agenda. Ms. Southard seconded the motion. All were in favor.

#### PUBLIC COMMENTS

Mr. Perry stated there were no public comments.

#### MINUTES

Ms. Southard made motion to approve the January 13, 2021 minutes as written. Mr. Miller seconded the motion. All were in favor.

#### NEW BUSINESS

##### Introduction

##### Brad Spurlock, Smith Library of Regional History

Mr. Skoglund announced that Mr. Brad Spurlock was present for introductions as the new lead at Smith Library, replacing Ms. Valerie Elliott, who retired.

Mr. Perry continued with introductions. Mr. Perry shared information regarding the work relationship between Staff and the Smith Library and their great resources offered to Oxford. Mr. Perry noted that friends and colleagues who are doing historic research on properties have a great resource right here in town. Mr. Perry suggested a Q&A format, and if needed in the future, following up with something a little bit more formal.

Introductions were made and Mr. Spurlock provided his educational and professional background to the HAPC. Mr. Spurlock is the new manager of the Smith Library Regional History, but is also continuing managing the commons local history room at the Hamilton Library. During college, his concentration was archiving special collections and management and he holds a certification as a certified archivist. Mr. Spurlock shared the types of collections and services the Smith Library offers which include photograph collections, directories, phone books, maps, atlases and plats. Also, there are several online databases and newspaper collections. They also maintain the Ohio Historic Inventory database. Mr. Spurlock also referred to Ms. Elizabeth Johnson who is a library volunteer. Mr. Spurlock noted that they do not charge for any of the services and right now are available by appointment only Monday through Thursday 9-5, but do have flexibility.

Mr. Skoglund welcomed Mr. Spurlock. Mr. Skoglund shared the HAPC goal to create a new historic district and would like to work with him. Mr. Spurlock stated they could definitely help. Ms. Southard shared information regarding historic walking tours. The tours take place during the month of May every Saturday. Mr. Spurlock stated he was aware of the tours.

Discussion took place regarding funding of the Smith Library.

##### Old Business

Mr. Perry provided updates of projects.

Mr. Perry reported on 131 W. High Street – Mr. Perry reported multiple reviews have taken place, and that they are getting closer to the final building permit. Mr. Perry referred to the existing mural in very close proximity to the site, and its status that Staff has not heard anything on it. However, construction was moving forward and hoping to start in the

spring. Mr. Skoglund inquired about the brick choice for 131 W High. Mr. Perry responded, that the possibility of a synthetic stucco was up for discussion, but the decision has gone back to brick, however, on the east side of the structure they have changed from scored block to split faced block.

Mr. Perry suggested everyone take a look at the former Seaview Outfitters, 32 E. High Street, which is now an unmanned 24 hour walk in bank facility. Discussion regarding the wall sign took place.

In regards to HAPC design guidelines, Mr. Perry stated he did reach out to Ball State University for their input. Mr. Perry stated he would be looking for a paid intern position to design the guidelines with a consultant. Discussion took place. The existing design guidelines focused on High Street, but not so much on Church or Walnut Streets. Mr. Watt stated he would be happy to help with some recruiting ideas for interns.

Mr. Perry referred to a recent lot split at the location of Bills Art Store and Sigma Chi, 20 E. High Street, who is in the process of selling off the rear of the property; however, because of the way the addition was done and the utilities were put back on the addition there will need to be an easement, so there will be a gap between that property on Park Place and whatever new building goes in unless they can allocate the trash for another location off site and move the air conditioning roof unit that wasn't accounted for. Mr. Perry continued that in the interim they have agreed to an easement to restrict building in that gap so it's not something we would like to see uptown; we would like to have the buildings make a nice street wall.

Discussion also took place regarding the installation of a wall air conditioning unit at 20 E. High Street, a future smoothie shop called Crazy Fit Nutrition.

Mr. Skoglund discussed the lengthy construction process at 45 E. high Street and issues with gutters and flashing.

Mr. Miller discussed 101 W. Church historic plaque and working on creating text for it. Mr. Miller to work on first draft text for it. This is the site of the Irish Riot and a few more facts of significance.

Mr. Miller referred to having attended a subcommittee meeting regarding the Freedom Summer Memorial, amphitheater, and ADA access plans Miami has. Proposal of adding a memorial at Kumler and providing ADA access, along with new curb cuts and its cost estimate. Mr. Miller stated that Miami is agreeing to pay for it all.

Mr. Miller shared a decision/design standards draft document he has been working on and inquired if the intern spoke of earlier would be part of their update. Could test out on their next COA. Mr. Watt thanked Mr. Miller for his work on this project. Mr. Perry you can hyperlink to the codified ordinance and will share with him.

Mr. Miller stated that EJI has been working on a final draft of text for an historic marker for the lynchings that took place in Oxford and the plan for discussion at a work session with City Council and receiving their input. Mr. Miller stated he had received questions from city staff and was working with Brad Spurlock on some items of history. Ms. Southard thanked Mr. Miller for his work on this.

Mr. Skoglund announced that he would be part of a zoom call representing HAPC, invited by Jessica Greene, to discuss the Comprehensive Plan.

Mr. Skoglund also shared that he is part of a steering committee working on the anniversary of the Miamian tribe series of celebrations. More to follow.

## **ADJOURNMENT**

Mr. Watt made motion to adjourn the meeting. Mr. Kyger seconded the motion. All were in favor. The meeting was adjourned at 6:45 p.m.