

**MINUTES**  
**Thomasville Historic Preservation Commission**  
**City Council Chambers**  
**7003 Ball Park Road**  
**Tuesday, May 25, 2021**

The May 25, 2021, meeting of the Thomasville Historic Preservation Commission was held at the City Council Chambers.

**Members Present:** Chairman, David Yemm. Members: Scott Ford, Marybeth Ford, Sean Rayna, Mary Sullivan, Lisa Edwards, Jill Simpson, Casey Gardner, and Jennifer Gardner. Staff members: Chuck George and County Attorney, Misti Whitman.

**1. Call to Order**

Chairman David Yemm called the meeting to order at 6:30 p.m.

Introduce members. Welcome everyone.

**2. Approval of Minutes**

Scott Ford made a motion to approve the minutes of April 27, 2021. Lisa Edwards seconded the motion. All in favor. None opposed. Motion carried.

**3. Application for Certificate of Appropriateness (Public Hearing)**

All speakers were sworn in by Misti Whitman.

(Application No.: CAO-21-03)  
Applicant: Wayne Rogers, Jr.  
Owner of Property: Bubaker Kablam  
Address: 215 W. Colonial Drive  
Request: To use alternate materials  
Colonial School Historic District

Staff Report: Staff finds that the proposed alternative materials are inconsistent with design guidelines because:

The Historic Preservation Commission guidelines state it is not appropriate to replace or cover over historic siding with a contemporary substitute – such as aluminum, vinyl, or fiber-reinforced cement board because it compromises the architectural character of the historic buildings.

Based on the preceding comments, staff has determined the proposed use of materials to be inconsistent with the design guidelines of the Historic Preservation Commission. It will

negatively affect the architectural and historical integrity of the properties of the streetscape in Colonial Drive School Historic District.

Public comment in favor of COA: Wayne Rogers, Jr., Contractor seeking approval to use alternate materials to rebuild apartment complex. Replacement products of what was originally on the building (Plytanium Plywood Siding Panel T1-11) is unavailable and a 5-month waiting list.

Public comment against COA: None

Public testimony concluded.

Open for discussion from the commission members.

Motion for Finding of Fact was made by Sean Rayna – evidence is consistent with because the completion of products with contemporarily less inconsistent than the burnt-out shell. All other requirements made. Motion seconded by Jill Simpson. 8 in favor 1 opposed. Motion carried.

Based on the preceding Finding of Facts, Sean Rayna made a motion to grant the COA to Wayne Rogers, Jr., for the property at 215 W. Colonial Drive. Lisa Sullivan seconded the motion. 7 in favor, 2 opposed. Motion carried. Chairman, David Yemm advised the Applicant that we would need the name brand of the product being used.

Add on COA for removal of trees (Pine and Magnolia trees) at 215 W. Colonial Drive.

Open for discussion from the commission members.

Motion for Finding of Fact was made by Sean Rayna – if consistent as reviewed, approval for removal of dead trees. Lisa Edwards seconded the motion. All in favor. None opposed.

Based on the preceding Finding of Facts, Sean Rayna made a motion to grant the COA to Wayne Rogers, Jr., for the property at 215 W. Colonial Drive. Scott Ford seconded the motion. All in favor. None opposed. Motion carried.

#### **4. Miscellaneous**

Chuck George discussed the proposed Amendment to Chapter 2, Division 3 – Historic Preservation Commission Ordinance. Quasi-judicial – follow same procedure by planning board and all other boards. Hearings would be evidentiary. Change receipt of the application to the 1<sup>st</sup> of the month. Discussion of cost for COA – possible discussion next budget year. Simple majority vote. David Yemm made a motion to approve and Scott Ford seconded it. All in favor, non-opposed.

Discussion about the Thomasville Design Standards – Sean Rayna shared changes. Discussion to table this matter until June meeting. Marybeth Ford made a motion to table this

matter until June 29, 2021. Scott Ford seconded the motion. All in favor. None opposed. Motion carried.

## **5. Staff Report**

None.

## **6. Committee Report**

Financial Report – David Yemm reported that there are no changes.

No book sales. Tourism has not ordered additional books.

Marybeth Ford asked that we have an update next month on the bank balances.

## **6. Commission Member Discussion – Any other business**

Planning Board heard an appeal from David Shuler on COA Application 21-01. The Planning Board unanimously voted to uphold the decision of the Historic Preservation Commission. David Shuler has the option to appeal to Davidson County Clerk of Superior Court.

Sean Rayna turned in a letter of resignation with a two-week notice. Sean committed to finishing out the Design Standards project and door hanger project.

Alternate Thomasville Historic Preservation Commission member, Jacob Coker, resigned as he was accepted the Western Carolina and will no longer be in the area.

## **7. Next Meeting**

a. The next meeting of the Historic Commission will be held on Tuesday, June 29, 2021 at 6:30 p.m.

b. The deadline for COA applications is 5:00 p.m., on June 14, 2021.

Meeting was adjourned at 7:28 p.m.

Minutes respectfully submitted by Marybeth Ford

/s/ Marybeth Ford