

The regular meeting of the Conway Historic District Commission was held Monday, April 22, 2019 in Conway City Hall. The following members, being a quorum, were present and acting: David Carolina, George Covington, Sr., Steve Hurd, Taylor Martin, Gerald Tosh, and Emily Walter. Shelby Fiegel was absent.

Minutes from the March 25, 2019 meeting were approved 6-0 on a motion made by George Covington, Sr. and seconded by Taylor Martin.

I. PUBLIC HEARINGS

A. Old Conway Design Overlay District Certificate of Appropriateness review – Commercial accessory building at 1915 Harkrider Street

Neither applicant or owner was present to speak to the request.

Commission Discussion:

The Commission discussed whether to table the request until the next meeting or to proceed [with a denial].

Motion to table the request over was approved 6-0 on a motion made by Taylor Martin and seconded by Gerald Tosh.

B. Old Conway Design Overlay District Certificate of Appropriateness review – Sign exception at 609 Locust Avenue

Deferred for review until May 29, 2019 meeting as applicant did not meet the public notification requirements for the April 22, 2019 meeting.

C. Old Conway Design Overlay District Certificate of Appropriateness review – Garage enclosure at 1103 Watkins Street

Request for design approval was withdrawn by applicant.

D. Old Conway Design Overlay District Certificate of Appropriateness review – Porch addition at 524 Faulkner Street

Rik Sowell (Sowell Architects), 1315 North St., presented the request on behalf of the applicant. Also present was applicant/property owner, Laura Roussel. Ms. Roussel asked if the driveway could be of the two-strip type. The committee stated that the two-strip type is ok. Mr. Sowell said they were shooting for the driveway to be around 10 feet wide. He asked if this was ok and James Walden, Director of Planning & Development, stated that the 10 foot width is ok. Ms. Roussel asked for confirmation that they could run the sidewalk from the porch to the street. Mr. Walden stated that this was ok. He also stated that they sidewalk is to be placed at the back edge of the right-of-way. Neither applicant or owner was present to speak to the request.

Charles Lock, 1462 College Ave., spoke in favor of the request. He asked how the Historic District Commission review process works. Mr. Walden provided a thorough explanation.

Mr. Sowell agreed to provide revised plans in accordance with the recommendations in the staff report.

The request was approved, with the conditions listed below, 5-0-1 on a motion made by George Covington, Sr. and seconded by Emily Walter; Steve Hurd abstained.

1. Driveway shall be paved with asphalt, concrete, or appropriate pervious pavers.
2. The addition shall be constructed with wood or Hardie board, as appropriate.

3. HVAC equipment be placed in a manner to minimize its visibility from the street.
4. If constructed, the sidewalk shall be placed at the back edge of the right-of-way.
5. The applicant will provide revised plans to the Planning Director for review and approval prior to issuance of building permits.

II. DISCUSSION

A. Airbnb

Allison Wallace, 532 Faulkner Street, asked the question if there were any regulations for Airbnb/short term rentals. Mr. Walden explained that there were no regulations as of now, but implied that the topic is gaining attention.

B. Preservation Plan Grant

Mr. Walden shared that the Mayor received notice that the Conway Historic District Commission has been awarded a \$25,000 grant for use in preparing a preservation plan. The plan shall be accomplished by July 2020. He explained the RFQ process. Emily Walter asked for clarification regarding the purpose of the grant. Mr. Walden explained that it is for creating a preservation plan for areas of Conway and shared the example of identifying which projects need to be undertaken in the Downtown area over the next 5-10 years.

C. Historic District Guidelines book

Emily Walter inquired about the Historic District Guidelines books. Mr. Walden explained that 100 coil-bound copies have been produced.

George Covington made a motion to adjourn. Taylor Martin seconded the motion. The motion was approved unanimously.