



402 LEE STREET
DECATUR, ALABAMA 35601
July 9, 2026

Council Chambers

Architectural Review Board

4:00 PM

I CALL MEETING TO ORDER

II APPROVAL OF MINUTES: June 11, 2026

III EXPEDITED CoAs SINCE THE JUNE MEETING:

1041 Jackson Street SE, replace rotting siding in kind (which was replaced last in 1998) (#9 for the CoA)
503 Ferry Street SE, new roof
608 Ferry Street SE, replacing rotting siding in kind (#9 for the CoA)
623 Johnston Street SE, new roof (#47 for the CoA)
626 Sherman Street SE, repair rear wall damaged by storm debris (#9 for the CoA)
620 Sherman Street SE, new roof (#47 for the CoA)
1030 Sherman Street SE, replace damaged siding in kind (#9 for the CoA)

IV NEW CoA REVIEWS

CoA #1: 804 Jackson Street SE (Rogers)

Action Requested: Restore auxiliary building and convert into a garage.

Decatur's Design Review Guidelines: 9.0 Historic Garages and Outbuildings 9.1 Preserve and maintain original garages, carriage houses, sheds, and other outbuildings that contribute to the history of a property. 9.2 Repair an original outbuilding with materials to match the original.

Staff Report: Building was originally used as an apartment. It is being converted into a

garage. The garage door will be added on the east elevation which is out of the public view. The south elevation (which faces the south) will have a center window replaced by a door. The elevation has a stoop indicating that at one point there may have been a door at that location.

All siding will be replaced in kind. The proposed garage door will be Amar Classica steel. The three windows on the second floor of the east elevation will be wood. The door on the south elevation will be an antique that the property owner is searching for. He has requested that staff and the board architect give final review and approval to the design once he locates a suitable door.

CoA #2: 613 Sherman Street SE (Chaney)

Action Requested: Exterior staircase on west elevation that reaches the second floor. This is a retroactive CoA for a project that was started without approval.

Decatur's Design Review Guidelines: 12.0 Porches 12.8 It is not appropriate to add new porches or balconies to primary elevations or other areas of a building in the public view if none existed historically.

Secretary of the Interior's Standards: 2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces and spatial relationships that characterize a property will be avoided. 9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work will be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

Staff Report: Owner would like a staircase that is easier to move through, without the hairpin turn. Owner does not feel it is feasible to add a staircase to the back of the house.

This project was undertaken with out a building permit or a variance from BOZA, which will be needed due to the proximity of the staircase to the lot boundary.

VI COMPLIANCE UPDATES