

SPECIAL MEETING MINUTES  
HISTORIC PRESERVATION COMMISSION  
TOWN OF WAYNESVILLE  
TOWN HALL  
MAY 22, 2013  
WEDNESDAY 2 PM



Waynesville's Historic Preservation Commission had a special meeting on May 22, 2013 to review Thomason & Associates' (draft) Design Guidelines.

Those present:

Chairman Henry Foy  
Vice-Chairman Bette Sprecher  
Nikki Owens  
Shawn Leatherwood  
Peter Sterling  
Sandra Owen

Absent:

Ann Melton

Also present:

Town Planner Paul Benson  
Secretary Ginny Boyer

The meeting was called to order at 2:02 p.m.

Approval of Regular Meeting Minutes, May 1, 2013

**Vice-Chairman Bette Sprecher made a motion to accept the regular meeting minutes of May 1, 2013 as presented. Shawn Leatherwood seconded. All were in favor.**

Review of Design Guidelines, Thomason & Associates

Town Planner Paul Benson reported that suggestions and corrections to the draft Design Guidelines will be passed on to Mr. Philip Thomason. The next step will be a community meeting which will include: all owners of property within the three National Register-Listed districts (Spread Out, Main Street and Frog Level); all owners of local landmarks and owners of property in the potential historic district of Love Lane. The community meeting date and time is to be announced.

Members were pleased with the draft and agreed it is informative and user-friendly. Some suggestions are as follows:

Chairman Henry Foy recommended Mr. Thomason submit a sample of a completed application of renovation or new construction to serve as a guide. Those in the Planning Department could then distribute this guide to those considering renovations or new construction.

Peter Sterling commented on the two sections *What Design Guidelines Do and Do Not Do* and *Application of Guidelines* (pages 9 and 10) as being a good synopsis of what guidelines have intended to do. Mr. Sterling recommended they be arranged to serve as a quick reference hand-out for distribution and even perhaps introduce the Design Guidelines Document as a cover sheet.

Nikki Owens asked if some of the information regarding signs (page 29-31) might be different than some of the information the Town provides. Mr. Benson will check the current Town guidelines regarding signage against those in the draft design guidelines document to make sure there are no conflicts.

Peter Sterling would like clarification from Mr. Thomason on the usage of *recommended* and *encouraged* throughout the document. He would like to know if the public might consider these words interchangeable.

Other suggestions from the Commission regarding photos, fonts, layouts, corrections, etc. were recorded by Mr. Benson to pass along to Mr. Thomason.

#### Other Business—Rock Walls

Members discussed having the topic of historic rock walls included in the document and perhaps even designated in the future in some manner. Commission members agreed to discuss Waynesville's rock walls at the next meeting.

#### Adjournment

With no further business, Vice-Chairman Bette Sprecher made a motion to adjourn the meeting which was seconded by Nikki Owens. All were in favor.

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Ginny Boyer, Secretary

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Henry Foy, Chairman