

Shreveport Historic Preservation Commission

MINUTES Tuesday, July 16, 2024

Council Chambers at Government Plaza
505 Travis Street
Shreveport, Louisiana

Commissioners

Commissioner Lane Callaway, Secretary
Commissioner Jazmin Jernigan
Commissioner Kenna M. Franklin
Associate Commissioner Verni Howard

Visitors

Rob King (COA 23-34-HPC)
and (COA 24-21-HPC)
Dora Brewton (COA 24-22-HPC)

Shreveport-Caddo Metropolitan Planning Commission (MPC)

Mr. Adam Bailey, Community Planner / Design Manager, MPC and HPC Ex-Officio
Mr. Walter Johnson, Community Planner, MPC

City Attorney's Office

Mr. Tanner R. Yeldell, Assistant City Attorney

1. Meeting was called to order by the Acting Chair at 4:09pm, with a quorum present.
2. Opening Remarks: The Acting Chair read the memorandum titled, *Identifying Procedures for Review of Applications* to all present.
3. Approval of HPC Meeting Minutes: The Acting Chair asked for questions, comments, and discussion on the HPC Minutes for June 18, 2024. Having none, the Acting Chair asked for a motion, second, and vote. Commissioner Jernigan made the motion to approve, with second made by Commissioner Franklin. The motion passed with four affirmative votes, none against.
4. New Business:
 - a. Certificate of Appropriateness – COA 23-34-HPC: 4154 Fairfield Avenue, South Highlands Historic District. New construction, front porch addition.
MPC Staff Case Report: Mr. Bailey presented the COA consisting of a zoning map, aerial photograph pinpointing the subject property, photograph of the current residential façade facing Fairfield Avenue, and proposed elevation sketch of the proposed new porch identifying elements and denoting measurements. The proposed addition will match the current style of the dwelling; the fascia, soffit, and columns are to match / compliment the current dwelling; and the colors for the new porch will match the existing residence. This COA was begun in 2023 with some items refined before presentation. Recommendation of the MPC Staff is Approval.

Public Comments: The Acting Chair thanked Mr. Bailey and asked for public comments. Although the property owner was present, he was available to answer questions but had no remarks to make.

HPC Discussion and Vote on Recommendation: The Acting Chair thanked all and asked the Commission members for any comments or questions. Having no comments or questions, the Acting Chair requested a motion, a second, and vote. Commissioner Jernigan made the motion to Approve with a second made by Commissioner Franklin. Resulting vote was three affirmative votes for, none against.

b. Certificate of Appropriateness – COA 24-21-HPC: 4154 Fairfield Avenue, South Highlands Historic District. New construction, fencing with gates.

MPC Staff Case Report: Mr. Bailey presented the COA consisting of a zoning map, aerial photograph pinpointing the subject property, four photographs of the dwelling's exterior depicting the area for the proposed fencing, two photographs representing the type of wrought-iron fencing with brick columns being proposed, and the site plan portraying the placement of the proposed fence on the dwelling's property with exploratory notes and footage measurements. Recommendation of the MPC Staff is Approval with Condition. Notwithstanding the site plan within the COA, the Condition is for a more accurately depicted site plan drawn to scale so to verify conformance with all approvals associated with this case. Once submitted and approved by the Executive Director, then a building permit is to be issued.

Public Comments: The Acting Chair thanked Mr. Bailey and asked for public comments. Although the property owner was present, he was available to answer questions but had no remarks to make,

HPC Discussion and Vote on Recommendation: The Acting Chair thanked all and asked the Commission members for any comments or questions. Having no comments or questions, the Acting Chair requested a motion, a second, and vote. Commissioner Franklin made the motion to Approve with the Condition as stated. A second was made by Commissioner Jernigan with the resulting vote of four affirmative votes for, none against.

c. Certificate of Appropriateness – COA 24-22-HPC: 1210 Wood Street, St Paul's Bottoms Historic District. New construction. Residential dwelling.

MPC Staff Case Report: Mr. Bailey presented the COA consisting of a zoning map, aerial photograph pinpointing the vacant property, a photograph of a traditional Queen Anne Cottage, two photographs of nearby existing residential dwellings (multiple storied and one storied historic buildings) within the St Paul's Bottoms Historic District, and two draft drawings depicting the front and rear elevations of the proposed new residential dwelling.

Mr. Bailey noted the proposed project did not meet the design guidelines within the historic district, especially with existing Queen Anne style residences therein. He summarized the Queen Anne design elements needing to be considered: roof design, decorative elements, porch and balustrades, window variety, color palette, masonry features, and textural variety. Noting that not all these design elements were met, the MPC review encourages the proposed new construction meet the harmony of the area. As well it was mentioned that being a corner lot, the elevation facing Austin Place needs to reflect Queen Anne elements.

Mr. Bailey concluded with a MPC staff recommendation of Approval with Conditions. Conditions include accurate depicted elevations of the Wood Street facing side plan and drawn to scale; to be submitted to MPC, so to verify conformance with harmony and likeness with the front elevation of the historic Austin Place residential dwelling. Once submitted and approved by the Executive Director, then a building permit is to issued.

Public Comments: The Acting Chair thanked Mr. Bailey and recognized the COA applicant, Ms. Dora Brewton of United Built Homes. Ms. Brewton noted not fully

understanding the implications of new construction within a historic district. She asked Mr. Bailey to clarify about the side view of the new dwelling to face Austin Place. Mr. Bailey responded it should not be just a blank elevation.

HPC Discussion and Vote on Recommendation: The Acting Chair thanked all and noted to Ms. Brewton that a concern is the design style of the building from its primary street view on Wood Street. However, being a corner lot, the design on the dwelling's side elevation facing a major street is important. Having no additional comments or questions, the Acting Chair requested a motion, a second, and vote. Commissioner Jernigan made the motion to Approve with the Conditions as stated. A second was made by Associate Commissioner Howard with the resulting vote of four affirmative votes for, none against.

d. Certificate of Demolition – COD 24-23-HPC: 1102 Sheridan Avenue, Fairfield Historic District. Demolition of a residential dwelling.

MPC Staff Case Report: Mr. Bailey presented the COD consisting of a vintage photograph taken in 2021 of the front elevation of the subject dwelling, a zoning map, aerial photograph pinpointing the property, three March 2024 photographs depicting the burned-out rubble of the dwelling, and three March 2024 photographs of the severely deteriorated single building located in the back of the property. Mr. Bailey noted the applicant was Shreveport Property Standards and the MPC staff finds the property as very unsafe, uninhabitable, and hazardous. Costs to repair would be extensive. Recommendation of the MPC Staff is Approval.

Public Comments: The Acting Chair thanked Mr. Bailey and asked for public comments. There were none.

HPC Discussion and Vote on Recommendation: The Acting Chair asked the Commission members for any comments or questions and recognized Associate Commissioner Howard who noted it appeared the house had been abandoned judging from the 2021 photograph to the fire-damaged photographs in 2024. If so, then feared it might have enticed homeless persons to use it for shelter. Having no additional comments or questions, the Acting Chair requested a motion, a second, and vote. Associate Commissioner Howard made the motion to Approve the demolition with a second provided by Commissioner Jernigan. The resulting vote of four affirmative votes for, none against.

e. Discussion on NAPC Forum 2024, July 31-August 4, 2024, West Palm Beach, FL: The Acting Chair recognized Mr. Bailey who provided an overview of the forthcoming Forum. Mr. Bailey provided a handout and noted the virtual component that Commission members could register for and that he would be attending the Forum in person. Mr. Bailey confirmed a statement by Commissioner Callaway that being a member of the Shreveport Historic Preservation Commission denotes being a member of the National Alliance of Preservation Commissions. Commissioner thanked Mr. Bailey and noted that continuing professional development by Commission members is part of the requirements to maintain the Certified Local Government designation by the City of Shreveport.

5. Public Comments: The Acting Chair asked for any public comments and there were none.

6. Adjournment: The Acting Chair requested a motion to adjourn and asked for a second and vote. Associate Commissioner Howard made the motion to adjourn that was seconded by Commissioner Jernigan with the motion passing with four affirmative votes for, none against. The Acting Chair adjourned the HPC Meeting at 4:50pm.