

**Anchorage Historic Preservation Commission
Regular Meeting
September 19, 2023**

Members Present: Bill Wilkinson, Dan Grimm, Emily Poprocki, Clyde Ensor

Members Absent: Bill Fowler

Non-Voting Members Present: Bill Wetherton, Chairman; Mary Easterling, Recording Secretary

Visitors Present: Laura Hammer and Paul Reber, Sarah and John Hunter, John Parker, Tanya and Rob Gabriele, Kate Henden

The August 2023 Minutes were read, and Wilkinson motioned to approve, Ensor seconded and the minutes passed with no changes.

John Parker and Kathryn Henden

1301 Glenbrook Road

Mr. Parker and Ms. Henden would like to add a new 3,072-square foot accessory building. No metal siding will be accepted so it will need to be a wood or boral wood product. John brought an arbor wood product to be run horizontally. Ensor stated drawing is still showing metal and will need to be revised. The wood is \$12 a board foot. The owners are not interested in using fiber cement products due to cost, weight, and end of life removal. Casing will be the wood material as well. Paprocki said the wood material is good and agreed drawings need to be changed. Can it be run vertically asked Paprocki? The product will be run horizontally. Paprocki motioned to approve the arbor wood siding run horizontally and new drawings need to be submitted to City Hall showing the product. Wilkinson seconded the motion and the motion passed.

Tanya and Robert Gabriele

11704 Owl Creek Lane

The Gabriele's would like to add a new 4-board fence around the perimeter of the property with a dog pen area in the back yard and driveway gate out front. The fence will be stained black. It might have to sit through the winter and be stained in the spring. Wilkinson moved to approve as presented, Paprocki seconded, and the motion passed.

John and Sarah Hunter

1200 Glenbrook Road

The Hunters would like to replace 6 windows on the front of their home for better insulation. There are 5 windows facing the street. The new windows will look like the existing windows on the home. Paprocki asked if they considered wood windows? Keith at Anderson sells a Parrett brand window states Grimm. The Anderson E series is available in wood. Paprocki encouraged them to look at wood windows. Wilkinson motioned to approve as presented and encouraged them to investigate a wood window for the exterior of the home. Paprocki seconded and the motion passed.

Laura Hammer

12500 Ridge Road

The Hammer's would like to add a second-story addition and a front porch renovation. They would also like to add a deck. Their home was damaged in the tornados in March of this year. The damaged side of the house will have to have the roof replaced and while they are doing this, they would like to add a second story primary suite. The deck will have a double-sided fireplace. The windows would be sdl and Hardie board siding will be used. The eve detail shows it wrapped in vinyl and that is not an acceptable

material. The owner says it will now be wood or Hardie board. This is an aggressive addition stated Grimm; it seems bulky since it comes out past the original house. Why is the roof pitch mismatched? New windows will match the current design. The side porch looks too high in the air stated Paprocki. Do you realize there are two full size windows in the shower asked Paprocki? Wilkinson doesn't have an issue with the roof line.

Grimm would like to see the porch be detailed correctly in the drawings. The design needs to be drawn better so we can see the details better as a Commission. This will help the owner with their builder in the long term. What are the deck columns like? Do the columns sit on the deck, do they have a cap, is there an overhang? The column doesn't just die into the ground so what will it look like? What will the railing on the deck look like? Details on the fireplace - is it gas, is it ventless? The homeowner would like to start on the damaged part of the home before the winter starts. The Commission has no issue with the windows but would prefer an 8-light door. The dining room windows may be replaced to match the rest of the windows. Grimm suggested a new idea to solve the roof issues and windows in the primary bath. He sketched an idea for the homeowner. Paprocki wondered if the balcony/deck is necessary and if it would be used, and asked the owner to consider this when they draw the new plans.

Grimm stated he is okay approving the second floor since the work needs to be rushed due to weather, and motioned to approve in principle for the second floor and front porch and deck addition but with the following conditions that requires them to resubmit:

1. Front porch revised detail
2. Side deck and fireplace elevation and detail
3. Front elevation revised with a 12" to 16" setback in the area over the porch

The Commission recommended eliminating the side deck but left that decision up to the homeowner. The mismatched roof pitches are not approved and will need to be resubmitted for approval. Motion seconded by Wilkinson and motion passed.

Guidelines - Grimm said he received an email from the company he approached to bid on the Historic Guideline project. The Commission asked Grimm to reply and ask the company if they could modify their plan to reduce the price.

Wilkinson motioned to adjourn the meeting at 7:12 p.m., Ensor seconded it, and the motion passed unanimously. The meeting was adjourned.