

SYKESVILLE HISTORIC DISTRICT COMMISSION

MINUTES OF STATED MEETING

February 26, 2008

COMMISSIONERS

PRESENT:

Jonathan Caplan, Chair
Pat Greenwald, Vice Chair
Paul Mason
Adam Hall
Jeannie Nichols, Council Liaison
Pam Graham

GUESTS:

Stephen Packard, Scout, and Applicant for Schoolhouse
Scott Beck, Business owner, Applicant
Casey Bull, Property owner, Applicant

The regular meeting called to order by Chair Caplan at 7:00 p.m. in the Conference Room at the Sykesville Town House. The Pledge of Allegiance recited.

REVIEW OF APPLICATIONS:

08-03 Paul and Rachael Mason 815 Vantage Point Dr. Window replacement

Paul Mason was in attendance to explain this application. Currently there is an oval shaped window in the master bedroom that is in disrepair. His residence is in the Historic District but is an "E" designated building. He would like to replace that window with an arch shaped window that is accepted according to the HD Guidelines. Motion was made by Adam Hall and seconded by Pat Greenwald. Paul Mason recused himself from voting. Pam Graham, Pat Greenwald, Adam Hall, Jonathan Caplan, Jeannie Nichols were all in favor. The motion carried.

08-04 Stephen Packard 518 School House Road garden construction

Mr. Stephen Packard was in attendance to explain this application. He has been working closely with Pat Greenwald regarding this application. Jeannie Nichols stated that the plantings need to be in accordance with the HD Guidelines (page 55). There were also some questions concerning the timeline and Stephen stated that some of that would change. Adam Hall made a motion to approve this application as submitted. Pam Graham seconded this motion. Pat did not vote. All others present were in favor

08-05 J. Scott Beck (E.W. Beck's) 7567 Main Street Patio and retaining Walls

Scott Beck was in attendance to explain this application. After some discussion concerning the height and material of the fence, and placement of access gate, Pam Graham made a motion to accept this application as submitted. Paul Mason seconded the motion. All were in favor. There was some additional information and discussion concerning the gate. Scott stated that will return to the Commission when he is ready it install this item.

08-06 Chris Bull 7503 Main Street tree removal and pruning

Ms. Casey Bull was in attendance to explain this application. She stated that the trees have been causing serious problems with the sewer line at the above address. There was some discussion about the type of trees these were. The commission also discussed the possibility that there could be a problem with the sewer, a break of some kind that is leaking and the tree roots are growing to the water source. After some discussion about the health of the tree and the recommendation that an Arborist take a look at the situation. Adam Hall made a motion to accept this application as submitted with the following conditions, to have Matthew Candland, who is a certified Arborist look at the trees and make a recommendation, if his recommendation is to remove the tree then the applicant at that time can do so, if the recommendation is not to remove the tree then the applicant will look into having the sewer tested (snaked with a camera) and checked by the County for possible breaks in the sewer line. Pat Greenwald seconded the motion and all were in favor.

REVIEW OF TAX CREDIT APPLICATIONS

No applications submitted for approval

WARFIELD PROJECT UPDATE

Jeannie Nichols Sykesville Council President gave a brief update. She stated that it is moving along very well. She also commented that all new construction and also any rehabilitation would have to come before the Commission. Richard Wagner is working on the Guidelines for New Construction. Adam also had some input on the status of that process.

SHDC MINUTES

Minutes of January 22, 2008 minutes were accepted to public record as submitted.

FINANCIAL REPORTS

TOWN BUDGET ACCOUNTS

No financial reports available

COMMITTEE REPORT:

Gate House: No Report this month

School House: Pat Greenwald gave a brief update, stating that there is going to be an event at the School House on April 6, 2008. After the event she would like to have a small reception and asked the HDC to allow her to take \$35.00 from the HDC account to buy items for this. Adam Hall made a motion to allow \$35.00 for reception items. Jeannie Nichols seconded the motion for this and all were in favor.

BUSINESS

Continuing/Community Education: nothing to report

Old Business: Report from MAHDC, Susan West Montgomery

This item was discussed and it was decided that the Commission members would e-mail their recommendations to Lorie Sanders, she would compile a list and it would be discussed in length at the HDC meeting on March 25, 2008.

New Business: Historic Preservation Conference, May 29–30, 2008. This was stated as a reminder.

Adjourn Session: There being no further business, **Motion** was made to adjourn. The **Motion** carried unanimously. Meeting adjourned at 9:20 pm.

Respectfully Submitted,
Lorie A. Sanders, Recording Secretary