



Rochester Hills

Minutes - Draft

Historic Districts Commission

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Chairperson Jason Thompson, Vice Chairperson Julie Granthen
Members: Katherine Altherr-Rogers, Darlene Janulis, Kelly Lyons, Dr. Richard Stamps, Tom Stephens, Charles Tischer

Thursday, February 13, 2020

7:00 PM

1000 Rochester Hills Drive

CALL TO ORDER

Chairperson Jason Thompson called the Regular Meeting to order at 7:00 p.m. in the Auditorium.

ROLL CALL

Present 7 - Julie Granthen, Darlene Janulis, Kelly Lyons, Richard Stamps, Tom Stephens, Jason Thompson and Katherine Altherr-Rogers

Excused 1 - Charles Tischer

Quorum present.

Also present: Kristine Kidorf, Kidorf Preservation Consulting
Maureen Gentry, Recording Secretary

APPROVAL OF MINUTES

[2020-0051](#) January 9, 2020 Regular Meeting

A motion was made by Janulis, seconded by Stamps, that this matter be Approved as Presented. The motion PASSED by an unanimous vote.

COMMUNICATIONS

Chairperson Thompson announced that he had received a memo regarding the resignation of Mr. Steve Reina, who notified the City on February 12, 2020.

PUBLIC COMMENT

Chairperson Thompson opened Public Comment at 7:02 p.m. Seeing no one come forward, he closed Public Comment.

NEW BUSINESS

[2020-0044](#) Request for Certificate of Appropriateness - City File No. 20-001 - for the

replacement of porch windows and door at 6425 Winkler Mill Rd. in the Winkler Mill Pond Historic District, zoned RE One Family Residential, Parcel No. 15-01-227-037, Nathaniel Brock, Applicant

Ms. Kidorf indicated that it was a straight-forward request. She had been tempted to approve it at the staff level, but due to the configuration change, she felt that it should go before the HDC. She felt that the proposal met the standards.

Dr. Stamps welcomed Mr. Brock back and thanked him for his support of the HDC and for taking care of his “wonderful” structure. The members appreciated Mr. Brock and his neighbors sharing their love of history with them. Dr. Stamps commented that he was looking forward to his grandchildren having something to remind them of the past. He thought that the project was a great idea, and he supported it.

Chairperson Thompson said that he appreciated Mr. Brock’s commitment. The members could see from the paperwork that it was not a cheap endeavor. He thought that it was important for people to see how much love and money it took to maintain historic properties and to see the commitment involved, and he stressed that the HDC truly appreciated that.

Hearing no further comments, Dr. Stamps moved the following, seconded by Ms. Lyons:

MOTION by Stamps, seconded by Lyons, in the matter of File No. HDC 20-001, that the Historic Districts Commission **APPROVES** the request for a Certificate of Appropriateness for the porch window and door replacement at 6425 Winkler Mill Road in the Winkler Mill Pond Historic District, Parcel Identification Number 15-01-227-037, with the following Findings and Conditions:

- 1) *The existing porch windows and doors are not contributing features to the property;*
 - 2) *The proposed French door and window replacements in a pictures and casement configuration are compatible with the historic character of the house;*
 - 3) *The proposed window replacement is in keeping with the Secretary of Interior’s Standards for Rehabilitation and Guidelines, in particular standard number 9 as follows:*
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 shall 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.

A motion was made by Stamps, seconded by Lyons, that this matter be Approved. The motion PASSED by an unanimous vote.

Chairperson Thompson stated for the record that the motion had passed unanimously, and he thanked Mr. Brock for his time.

Mr. Brock noted that the house would be 200 years old in five years. He said that he made a connection a year or so ago with a gentleman whose father had hung out in the home in the 1940s. He shared additional photos of the property from his childhood of kids sledding on the hill where his (Mr. Brock's) kids sledded and pictures of the premises. He remarked that it was super cool and a great part of history.

Dr. Stamps mentioned that he had made a visit to the home a couple of years ago. There were gardens, and he found broken bits of pottery and trinkets and treasures that were kept in little boxes. He said that it was wonderful.

ANY OTHER BUSINESS

Vice Chairperson Granthen recalled that she had written a proclamation to celebrate Rochester's 200th birthday, and since it was Oakland County's 200th birthday, she asked Dr. Stamps if it would be appropriate to write something for the County.

Dr. Stamps believed that City Council had already sent one to the County. On the Oakland County Bicentennial web page, there was a listing of different cities in the County who had sent proclamations.

Dr. Stamps felt that it was worthy to note that at the Fire and Ice Festival, sponsored in Rochester Hills, the new County Executive, Dave Coulter, made positive comments about the Bicentennial. He believed Mr. Coulter was the person who led the group in singing Happy Birthday. The previous evening at the State of the County address in downtown Pontiac at the Strand Theater, the Bicentennial was again recognized. He felt that whatever the HDC could do to encourage people to think about how to "learn from the past, live in the present and plan for the future" would be great.

NEXT MEETING DATE

Chairperson Thompson reminded the Commissioners that the next Regular Meeting was scheduled for March 12, 2020 (subsequently cancelled).

ADJOURNMENT

Hearing no further business to come before the Historic Districts Commission and upon motion by Ms. Janulis, seconded by Ms. Lyons, Chairperson Thompson adjourned the Regular Meeting at 7:10 p.m.

Jason R. Thompson, Chairperson
Historic Districts Commission

Charles Tischer, Secretary