

City of Dawsonville
August 20, 2018
Regular Meeting of the Historic Preservation Commission

Angie Smith, HPC Co Chair, called the August 20, 2018 City of Dawsonville Historic Preservation Commission regular meeting to order at 5:30 p.m.

Attendance: Historic Preservation Commission Members: Angie Smith, Brian Bliss, and Carrie Fallstrom. Caroline Christie arrived during the pledge. Heather Allen was absent.

Invocation and Pledge: Angie Smith gave the invocation and led the pledge.

Approval of the Agenda: Brian Bliss motioned to approve the agenda; Carrie Fallstrom seconded the motion; all were in favor.

Approval of the Minutes of the City of Dawsonville HPC regular meeting held on June 18, 2018: Carrie Fallstrom motioned to approve; Brian Bliss seconded the motion; all were in favor.

Old Business:

Approval of the Historic District and Gateway Corridor Map: Angie Smith reported that GMRC has made the changes to the map (Exhibit A), as HPC requested. Following a brief discussion, Carrie Fallstrom motioned to approve the map; Brian Bliss seconded the motion; all were in favor.

Discussion and approval of the HPC Façade Grant criteria: Angie Smith reported that she has made changes to the document per comments from the City Planning Department and City attorney, Dana Miles. The HPC has a \$1500 budget for this grant program for the first year 2018-2019. Following a line by line review of the document, Brian Bliss motioned to approve the HPC Façade Grant criteria as written (Exhibit B); Carrie Fallstrom seconded the motion; all were in favor.

Report/Update on HPC 2018-2019 FY Budget: Angie Smith reported back to the HPC that the Council has given the Commission a total of \$3000 which includes \$1500 for the Grant program.

HPC Photography Contest update: Brian Bliss reported that he is talking with the High School, the Jr. High School, and the Bowen Art Center about the contest specifics. Right now in their discussions they are looking to accept entries from December 1st thru February 1st; judging would be handled by the Bowen Art Center; and the winner would be announced in March.

New Business: None

The Chairman and Commissioners reports:

Angie Smith reported that she had been asked by the Mayor and the City Manager if the HPC would be interested in having Dana Miles give a training session for the HPC members. He has done this for the Planning Commission and it was a great benefit. The members indicated to Commissioner Smith that they would be interested.

Caroline Christie reported that she has asked the other HPC members about the 2019 meeting days and times and that they are satisfied with the current schedule.

Announcements:

The next City Food Truck Night is September 14th. Future dates are October 5th, November 2nd, and on December 1st in conjunction with the City Tree Lighting.

The next meeting of the HPC is scheduled for Monday, October 22, 2018 at 5:30 p.m.

Adjournment: With no further business, Commission member Angie Smith motioned to adjourn; Carrie Fallstrom seconded; Motion carried unanimously; Adjournment was at 6:05 p.m.

Minutes approved this October 22, 2018

Caroline Christie, Commission Chair



Angie Smith, Commission Member



Brian Bliss, Commission Member



Heather Allen, Commission Member

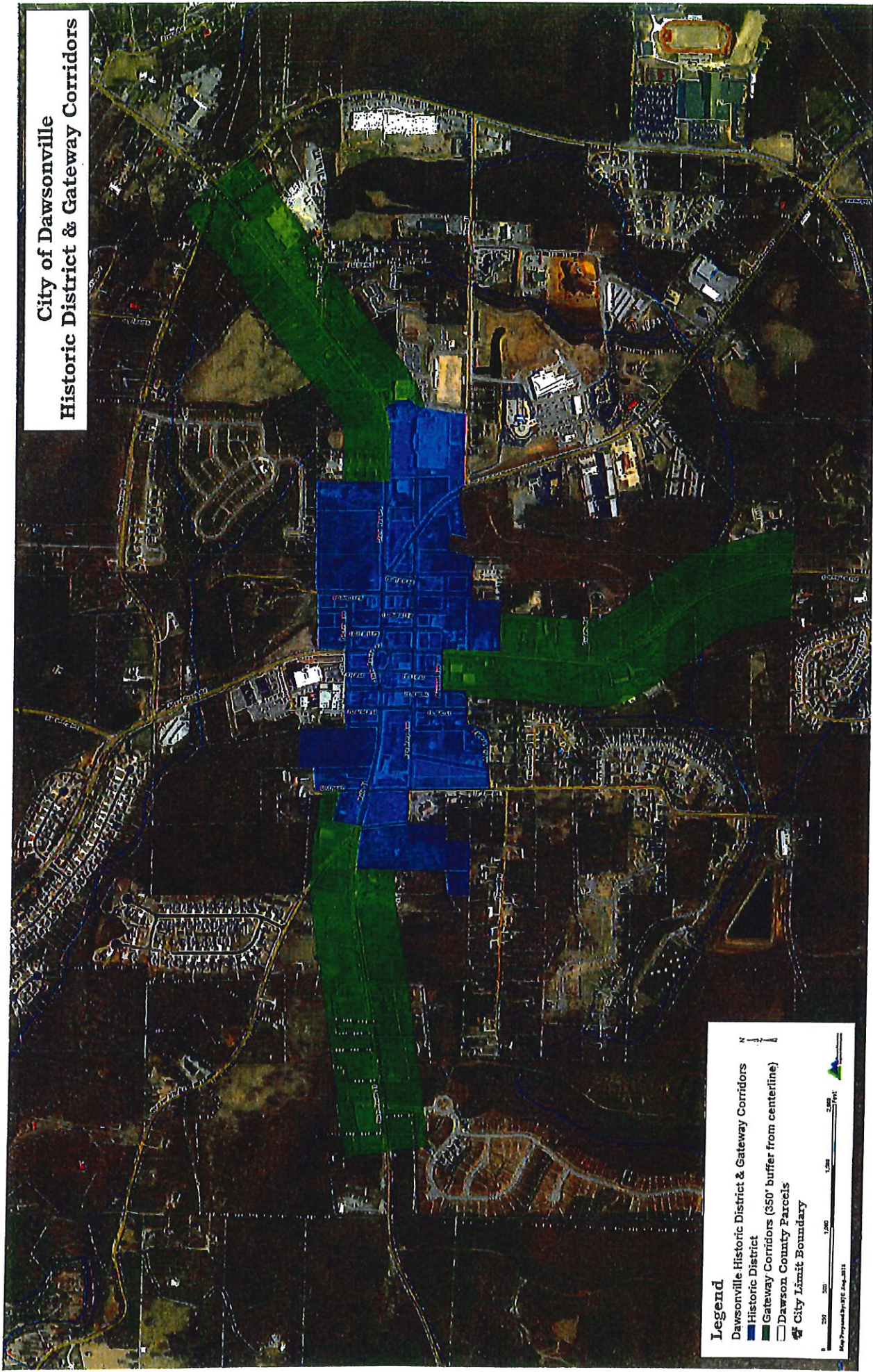


Carrie Fallstrom, Commission Member



Attested by:
Nalita Y. Copeland, Zoning Administrator

**City of Dawsonville
Historic District & Gateway Corridors**



Legend

- Dawsonville Historic District & Gateway Corridors
- Historic District
- Gateway Corridors (350' buffer from centerline)
- Dawson County Parcels
- City Limit Boundary

Map Prepared by GPC Inc. 2015

0 500 1,000 1,500 2,000 Feet

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Dawsonville Historic Preservation Façade Grant Program - Draft

Award Structure

- Façade Retrofit - \$1200 maximum
- Painting - \$1000 maximum
Colors must be approved by HPC
- Awnings - \$500 maximum
Colors and design must be approved by HPC
- Signs and Other Changes - \$500 maximum
Must be approved by HPC

*Bonus

- Replace any Non-Conforming Feature – \$300 maximum bonus

Grant Bonus Definitions:

- Removal of an identified non-conforming feature
- Restoration of a documented historic feature
- Preservation of storefront
- Work on a previously un-renovated building

The Legal Stuff

- This is a reimbursement grant only and the amount may never exceed 50% of the total project. Reimbursement will be made within ten (10) days upon completion of the project and based upon the amount awarded and the 'paid' receipts submitted.
- See Award Structure for grant caps. The maximum dollar amount can only be awarded to the same property every 3 years. Multiple projects by the same applicant on the same application will be considered for a \$1500 maximum, including bonus*
- Government entities, national franchises, and non-profits are not eligible.
- Façade means the front street elevation of the building. However, as funds permit, the City of Dawsonville may consider use of funds for additional public elevations. For example, a corner building with fronts two public streets.
- If improvements are removed or not maintained, or any other violation occurs within three (3) years of project completion, the City of Dawsonville HPC may seek reimbursement for the full amount of Façade Grant funds paid to the participant.

- Must submit 5-10 "Before Project" photos with the knowledge that the applicant is giving the City of Dawsonville permission to use photos in grant reviews, presentations, website, and any other project that the City deems necessary. The photos can be attached to the application in paper or electronic form, or sent as an email attachment to the Office of Planning and Zoning. "After Project" photos should also be submitted to the City of Dawsonville's Planning Department.
- A budget must be included and itemized with 2 different quotes. The quotes must be on contractor letterhead with any other work for elevations other than façade clearly marked.
- Projects not eligible are those where work has already been started, general maintenance, interior, or landscape improvements.
- Open enrollment for applications will be in April and September of each calendar year as funds allow. Applications will be collected until the last day of the month, in the identified open enrollment period. Award notification will occur at the next month's regularly scheduled Historic Preservation Commission. For example, the Spring application period will be the month of April. Applications will be closed the last day of April and the HPC will award the applicants at the May HPC meeting.
- All projects must separately obtain a Certificate of Appropriateness from HPC and/or any other required permits from the City of Dawsonville. For information regarding the City of Dawsonville's Historic District boundaries, or any other questions, please contact the City of Dawsonville's Planning Department at 706.265.3256.