



HISTORIC REVIEW BOARD MINUTES
WEDNESDAY NOVEMBER 30, 2022
ELGIN PUBLIC LIBRARY

Attending:, Molly Alexander, Sherri Richardson, Jake Carter, Skie O'Mahoney, Ed Rivers, and Barry Barker.

Absent: Micah Erwin, Cynthia Burchfield, Robert Ryland- work conflicts. Absence acknowledged and approved.

Staff: Amy Miller, Community Services Director, Kristina Alvarez, Main Street Manager

Called at 7:30 am by Molly Alexander.

Public Comment- None.

Historic Review Board was newly appointed by city council with one year and two year terms.

Robert	Ryland	10/1/2022	9/31/2024	1 year
Molly	Alexander	10/1/2022	9/31/2023	2 years
Jake	Carter	10/1/2022	9/31/2024	2 years
Cynthia	Burchfield	10/1/2022	9/31/2023	2 years
Micah	Erwin	10/1/2022	9/31/2024	2 years
Skie	O'Mahoney	10/1/2022	9/31/2023	2 years
Barry	Barker	10/1/2022	9/31/2024	2 years
Ed	Rivers	10/1/2022	9/31/2023	2 years
Sherri	Richardson	10/1/2022	9/31/2024	1 year

The Texas Legislature requires that all appointees to a city board must complete the Public Information Act and Open Meetings act trainings provided on the Attorney General's website. Provide the certificate of completion by January to city secretary. The link will be sent to everyone. In addition, everyone needs to complete the volunteer form that was emailed out if you have not already done so.

Officer elections Motion by Jake. Molly to be chair. Ed to be vice chair. Second Sherri Passed unanimously.

Minutes: Ed Rivers moves to approve September 28th minutes. 2nd by Jake Carter. Passed unanimously.

202 Depot Street, new construction police department building.

Bob with FGM architects has been working with City of Elgin and using construction manager at risk process. In this situation the CMR participates in the cost estimating working with the architecture team during design. Most of the design has been completed working with Chief Noble and his staff.

This new building will be in the 200 block of Depot St adjacent to the existing police department building. It will be about five feet from existing police building and a distance from the existing Poth building. The old police station will remain functional while the new building is being built. Once completed, for the most part, the police station will move into the new building and a new purpose will be considered for the old building. Parking at rear for police vehicles will be fenced in with an entrance and an exit.

The front of the police station will be facing Depot St. The entrance will be recessed to allow for coverage from the rain. The back entrance will be the service side for the police employees. Discussion about the pros and cons of the recessed entrance. There will be no driveway access to the site from Depot Street. Vehicle access will be from the alley and Avenue B.

The upstairs will have a large community meeting room, restrooms and fitness room. The majority of the Police Department activities will occur on the first floor. For safety concerns, the first-floor windows begin at eyelevel and extend upward to allow for natural light. There is a security vestibule into the Police Station when you go through the front doors with a receptionist area. The west side has an extended parapet that will hide the mechanical equipment that will be housed on top of the building.

The entire building will consist of brick and other masonry. There will be a 10-12' brick wrap around the building (northside) and there will be stucco at the top around the second story. There will be a 9-10' canopy over the front of the building (southside). Rear elevation could be viewed differently bc it faces an alley and serves a functional perspective.

There are some memorial elements in front of the existing police station that will need to be relocated. The building sits on the zero lot line. All sidewalk designing/planning is a dual project with the City of Elgin. Separate plans will be provided to the board regarding sidewalk and street improvements. Handicap parking will need to be at the west end of the front side of the building. Access from the eastside will need to be addressed during the planning of the sidewalk design.

Notes from Jamie Crawley, Main Street Architect, includes using two different colors of brick. When placed under the windows, it will create a "kickplate" look. Vertical and horizontal orientations need to be addressed by the committee to achieve the desired look in the district. The shield could be moved to the two-story stairwell which would make it look like a clocktower, although the shield above the entrance is useful for the public to know where to enter. A nine foot canopy in the front is an excellent size and compliments the rest of the district. The rear entrance has more glazing added to it and a six foot canopy over the employee entrance.

Emergency exits are provided in the North Elevation. One next to the detainee entrance, one from the stairwell. There will be accessibility from this side as well and the elevation will be graded to avoid surface runoff. The rear of the building will be viewed differently because of its functionality. The drainage will be addressed to avoid any damage to the Poth building. Water will need to be directed away from the Poth building. The same civil engineer that did the CARTs building is also helping with this project.

Discussion was held concerning the institutional look and feel of the building. The safety protections for the Police Department and the "friendliness look" to the public both need to be incorporated. The City Manager has noted that this will not remain the Police Station forever and will be repurposed as another city campus in the future. The outside looks like a prison with the orange inserts above the windows. The storefront needs to be designed for future transitions of the building. Natural light is needed inside the building and is necessary for the police department and future uses. The 9' canopy over the sidewalk will reduce natural light penetration.

Bob explained that the ceilings were very high (12 feet) and most of the office space was an open action office area with some small interview rooms. The high ceilings run back about half of the building to allow for more natural light. Windows start at 4 ½ feet high and are 6' high up to the canopy. They are 4' wide. The question was asked if transom windows could be used above the canopy to allow for more light. It is possible to allow design the windows so that they could be lengthened in the future.

Bob stated we are on track to finalize the plans. If the windows need to be redesigned, that can be worked on while the other 95% of the building plans move forward. If more windows are added, the heat load calculations for the glazing will need to be reassessed.

The board will need to reconvene to address the changes to the plans once the property owners and architect meets again to address concerns. Board concerns include the "prison look" of the building from the front because of the brick pattern above the windows above the canopy; materials could be expanded to different types of bricks or other material so it appears the building is multiple buildings and match the rest of Depot Street. The board agrees that the front elevation is their main concern.

31 North Main Street, paint or stain entry doors

Board agrees to have Amy Miller and Molly Alexander work with them to come to a decision. Ed River moves to approve, Jake Carter seconds. Unanimously approved.

ANNOUNCEMENTS

Veteran's Park Expansion update by Amy Miller. Avenue B to be closed permanently. Playground equipment has been ordered. City Council will prioritize specific projects. More updates at the next meeting.

Officer Elections: Molly Alexander to Chair, Ed Rivers to be Vice-Chair. Jake Carter made motion to approve, Sherri Richardson seconds.

Adjourned 9:08 am

APPROVED:

ATTEST:
