DRAFT MINUTES

Wake County Historic Preservation Commission
Tuesday, June 9, 2020 – 3:30 PM via WebEx
Online Meeting via WebEx

Members Present (12): Mr. Ed Morris (Chair), Mr. Jeff Hastings (Vice-Chair), Ms. Camille Morrissey, Ms. Lonnette Williams, Ms. Carrie Ehrfurth, Ms. Nora Cambier, Ms. Peggy Beach, Mr. Dan Turner, Ms. Stephanie Ashworth, Mr. Marshall Harvey, Mr. Lee Tippett, Mr. Brendan Fetter

Members Absent (0): None

Staff (4): Mr. Gary Roth and Mr. Jeremy Bradham, Capital Area Preservation, Inc. (CAP)
Ms. Terry Nolan, Wake County Planning and Development Services Division
Mr. Tim Maloney, Director of Wake County Planning and Development Services Division

1. **Call to Order / Roll Call:**
Mr. Morris called the meeting to order at 3:37 pm.

2. **Approval of June 9, 2020 Agenda**
Hearing no objection, the agenda was approved as submitted.

3. **Approval of March 10, 2020 Minutes**
Hearing no objection, the minutes were approved as submitted.

4. **Staff Report**
   a. PLANWake – Comprehensive Plan Update: Ms. Nolan stated that meetings have been delayed because of Covid-19. The planned workshop with the Wake County Board of Commissioners (WCBOC) for May has been delayed, and County staff are now hoping to meet with the WCBOC in July in order to receive comments with the goal of having an approved plan sometime this Winter.
   b. Wake County FY 2021 Budget: Ms. Nolan stated that that the FY2021 budget is currently under review; and, the proposed budget is making many cuts because of loss of revenue due to Covid-19. CAP, Inc., for example, will not be getting a contract increase and the WCHPC Preservation Fund will be cut significantly. Mr. Roth stated that there will be enough money to complete only one landmark report.

   QUERY: Ms. Beach asked when the budget will be finalized. Ms. Nolan stated that the budget shall be voted on during the June 15 WCBOC meeting.
   QUERY: Ms. Cambier asked exactly how the lower budget will affect this commission. Mr. Roth stated that there will not be sufficient funds to write multiple landmark reports in the way this commission has done in previous years.
   N.B.: Mr. Maloney emphasized that budget cuts will be in nearly every county department across the board and are not unique to the WCHPC.

   c. Zebulon Board of Commissioners – Public Hearing for Barbee House Landmark Designation Hearing – on or after August 3, 2020: Mr. Roth stated that the Town of Zebulon will not conduct quasi-judicial or public hearings until they can do so in

person - on or after August 3, 2020. If the public hearing is held before December 31, 2020, then, property owners will get their tax deferral for 2021.

d. John & Nancy Strain House, 8536 Lake Wheeler Road, Fuquay-Varina: Mr. Roth stated that the John & Nancy Strain House has been on the Designation Committee's target list for more than a year. At the last minute, the developer that owns the property agreed to go forward with a landmark report. Ultimately, the house and lot will be donated to CAP, rehabilitated, and then sold with a preservation easement attached to the deed in perpetuity. It is likely that by the time the landmark report is completed, the property will be owned by CAP. Mr. Roth noted that this is a fantastic house and that the report is already being written by Cynthia Di Miranda, a professional who has written landmark reports for the WCHPC in recent years. Once the house has been moved further back on the lot, photos will be taken and the house rehabilitated.

e. Seth Jones Cemetery, 2417 Rolesville, Road, Wake County ETJ: Mr. Roth noted that there is a unique cemetery on Rolesville Road in Wake County's jurisdiction, which was featured on the Landmark Tour that focused on cemeteries many years ago. Alpheus Jones, owner of one of the WCHPC's historic landmarks, is buried there. Within the cemetery are box graves and carved headstones. While It would be a great addition to have a cemetery landmarked, the current owner has been difficult to reach during these past few months. The Commission currently has funds to move ahead with a report, but those funds will expire on June 30, 2020. Time is short, but the report could be written. Because we have not yet received permission from the owner, there is no guarantee the property would ultimately be landmarked, as it is doubtful that this commission would ever recommend the landmark to the WCBOC without the owner's approval; or, that the WCBOC would designate it under that same scenario. In any case the report will serve as excellent documentation of an important cemetery in the County's history. **Upon a motion by Mr. Turner, seconded by Ms. Morrissey, the C;ommission voted unanimously to move forward with the landmark report on the Seth Jones Cemetery.**

f. Preservation Celebration, Fuquay-Varina – April 25, 2021 or May 2, 2021: Since the 2020 event was cancelled, the *2021 Wake County Preservation Celebration* shall be held in Fuquay-Varina at the new Cultural Arts Center. Sunday, April 25, 2021 and May 2, 2021 are both being held as potential dates. **Upon a motion by Ms. Morrissey, seconded by Ms. Beach, the Commission voted unanimously to hold the *2021 Wake County Preservation Celebration* on Sunday, April 25, 2021 at the Cultural Arts Center in Fuquay-Varina.**

g. Election of Officers – Next Month: Mr. Roth stated that the election of the Chair and Vice-Chair of the WCHPC will be held at the July 14, 2020 meeting.

h. COA Procedure Review (Presentation): Mr. Roth gave a PowerPoint presentation on rules and procedures of COA review by this Commission.

i. Minor Works COA Approvals: Mr. Bradham presented a minor works COA that was approved by staff:
CA-03-20 – Thompson House, Wake Forest vicinity: Staff approved a new paint scheme for the siding and trim as requested by the owner.

5. **Old Business**: None.

6. **New Business:** Ms. Beach stated that the NC Museum of History has lots of online classes and workshops available at this time.

7. **Other Business:** None.

8. **Chair's Report:** Mr. Morris thanked Wake County staff for organizing this video conference meeting. He encouraged all Commission members to read over the *Wake County Design Guidelines*; and, to study the COAs which shall be submitted with the July 14, 2020 Commission Packet.
N.B. As a *quorum* is required to vote on the COAs which shall be presented at the July 14 meeting, it is imperative that Commission members contact Staff (919.833.6404) as soon as possible if they cannot attend.

9. **Adjourned:** Hearing no objection, the meeting was adjourned at 4:27pm.

Respectfully Submitted,

Jeremy Bradham
Secretary