

DRAFT MINUTES

Wake County Historic Preservation Commission
Tuesday, September 10, 2019 – 3:30 PM Room 2800 – Wake County Justice Center
301 S. McDowell Street, Raleigh, North Carolina

Members Present (12): Mr. Ed Morris (Chair), Mr. Jeff Hastings (Vice-Chair), Mr. Ray Hinnant, Mr. Charles Blunt, Mr. Dan Turner, Ms. Mary Beth Carpenter, Ms. Carrie Ehrfurth, Ms. Lonnelle Williams, Ms. Stephanie Ashworth, Ms. Peggy Beach, Ms. Camille Morrissey, Mr. Marshall Harvey

Members Absent (0): None.

Staff (3): Mr. Gary Roth and Mr. Jeremy Bradham, Capital Area Preservation, Inc. (CAP)
Ms. Terry Nolan, Wake County Planning and Development Services Division

1. Call to Order / Roll Call:

Mr. Morris called the meeting to order at 3:35 pm.

2. Approval of September 10, 2019 Agenda

Hearing no objection, the agenda was approved as submitted.

3. Approval of August 13, 2019 Minutes

Hearing no objection, the minutes were approved as amended.

4. Committee Reports

- a. Outreach Committee: Ms. Morrissey stated that the Preservation Celebration will be held on Sunday, April 26, 2020. The committee is exploring options in Fuquay-Varina with the idea of highlighting the many landmarks in the downtown including a landmark tour as part of the event.
- b. Designation Committee: Mr. Turner reported
 - The Tom Olive House landmark report will have its photographs added as soon as possible, but the timeline is dictated by the restoration work currently under way.
 - The Norris-Holland-Hare House is currently under contract; and, Ms. Ellen Turco, Richard Grubb & Associates, Inc. will begin writing the landmark report in the coming weeks.
 - The WD and Jane Ashworth House, the modernist house in Fuquay-Varina, is still being pursued, and Ms. Ashworth has a meeting with the owner later this week.
 - There is no update on the Walter Burgess House in Wendell, and staff is awaiting a response to the letter sent to him re: becoming a Wendell Historic Landmark.
 - The Lassiter House, Apex, was reviewed by the committee after staff met with the owners a few months ago; and, the designation committee decided to move forward with a landmark report if the owners are behind the effort.
 - The Strain House in Fuquay-Varina is a potential landmark, dependent on the future owner of the property as it will already have protective covenants; but

it will be a part of the new development's HOA; therefore, Staff shall reach out to the developer in the coming weeks.

- The Millard Chamblee House in Zebulon is being considered as a potential landmark by the committee and will be explored further by staff to see if the owner is interested in becoming a Zebulon historic landmark.
- Staff is still working on the two properties in Rolesville that the committee was interested in designating as landmarks. Staff will be reaching out to one other owner to gain information about the building's interior.
- The Dr. Brown House in Holly Springs is another potential landmark; and, Staff has been working with the new owners to replace vinyl windows with appropriate wood windows as well as to preserve the integrity of the interior, all in order for it to be considered for designation as a Holly Springs Historic Landmark.

5. Staff Report

- a. Survey Update Phase V – Eastern Wake USAs: Mr. Roth stated that the consultant, Ms. Jamie Destefano, has submitted the draft report to SHPO. There were a lot of communication breakdowns that led to some delays in the last month or two, but as those issues have been resolved, everything is now on track. The invoices have been paid and she is awaiting comments from SHPO before she submits her final draft which will include any changes from SHPO's review. Staff hopes to have a good list of properties with Study List and landmark potential.
- b. 2020 Preservation Fund: Mr. Roth reported that the preservation fund has enough money to complete four new historic landmark reports. The Designation Committee, with Staff guidance, is working to resolve which ones will receive funding. The list discussed at previous meetings has not changed; and, Staff is further exploring options and shall further investigate each property.
- c. James Madison Williams House, 4525 Green Level West Road, Apex: Nothing new to report.
- d. Wake County Comprehensive Plan Update: Mr. Roth reported that Staff had a conference call with Ms. Nolan and the consultant for the Wake County Comprehensive Plan Update. Their conversation revolved around the role of historic preservation in the comprehensive plan. Ms. Nolan noted that the county's planning jurisdiction is sadly lacking when it comes to protecting and preserving historic resources, especially compared to some of Wake County's municipalities. In terms of policy discussion, Wake County is trying to be more protective of the things that people care about, like tree and vegetation ordinances accomplish. Along these lines of protection, the comprehensive plan wants to encourage development in and around municipalities instead of on open county land. The goal is for Wake County to follow some successful models and to look to towns like Apex for policies with respect to protecting historic resources.
- e. Bryan Coates Appreciation Letter: Mr. Roth stated that commission members should have received a copy of a draft letter written to Bryan Coates, thanking him for his service to the WCHPC. **On a motion by Ms. Beach and seconded by Mr. Turner, the letter was approved unanimously.** In discussion, Mr. Turner stated that the letter is accurate and well-written. Mr. Hinnant stated that he had talked with Mr. Coates this week, and he is very happy in his new position with the Town of Wendell.
- f. Anthemion Awards – September 23, 2019: Mr. Roth reported that CAP's annual Anthemion Awards will be held Monday, September 23, Irregardless Café,

Raleigh. All commission members should have received their invitations and letters in the mail; and, should let Mr. Bradham know if they plan on attending. This year, eight projects, one organization, and one individual will be receiving Anthemion Awards.

- g. Preservation Celebration – April 26, 2020: The *2020 Wake County Preservation Celebration* is tentatively scheduled for Sunday, April 26 with a location to be determined. The outreach committee is exploring the option of downtown Fuquay-Varina; and, Staff will be reaching out to the town this week to confirm.
- h. Olivia Raney Library: Mr. Roth deferred to Mr. Hinnant to discuss an issue brought by him to staff recently concerning the collection at the Olivia Raney Library. Mr. Hinnant stated that he had recently received a phone call concerning the future of some of the books in the collection, as they were marked "deactivate." After a lengthy discussion, Mr. Roth reminded the commission that Ms. Sandra Cropps of the Olivia Raney Library assured the commission that the books donated by the WCHPC would always have a home at the library there. **On a motion by Ms. Beach and seconded by Ms. Ashworth, Staff was asked to contact Sandra Cropps at the Olivia Raney Library to find out what is happening with the books in question. The motion passed unanimously.** In discussion, Ms. Beach noted that the WCHPC is responsible for the many books that it has donated to the library over the years. **On a motion by Ms. Beach, seconded by Mr. Turner, Staff was asked to take possession of the books in the event that the books that the WCHPC has donated must be relocated and until it is decided what to do with them. The motion passed unanimously.** In discussion, Mr. Roth affirmed that he will get to the bottom of this and get an answer from Ms. Cropps.
- i. PNC Conference – November 7-8, 2019: Mr. Bradham noted that he received confirmation from SHPO that only two sessions of the PNC Conference will count towards CLG credit: "House Moving and Lifting: When is it Appropriate?" and "Marion S. Covington Keynote Speaker." For those that wish to attend, the county will pay for those two sessions only with money from the Preservation Fund. Those who wish to attend the entire conference will need to pay for the rest of the conference themselves.

6. Old Business: Mr. Turner asked about the letter commending commission staff for all of their efforts on behalf of the WCHPC. Mr. Morris stated that he has not had time to write it yet, but will craft a letter in the coming weeks.

7. New Business: None.

8. Other Business: Ms. Carpenter noted that, on Monday night, the Zebulon BOC voted to release \$30,000 to be used for an archeological survey for the Little River Dam. These funds will ultimately be reimbursed by FEMA.

QUERY: Mr. Roth asked how the Zebulon BOC previously voted on this issue to which Ms. Carpenter noted that they had voted against rebuilding the dam at this time.

N. B. Mr. Roth noted that should the town desire to have the site landmarked, the archeological report would provide a good foundation for a landmark report.

9. Chair's Report: Mr. Morris stated that the summer intern at the Wake Forest Historical Museum this summer rose to the occasion and was outstanding in his work. The intern, WFU student Matthew Capps researched the plantation journal kept by Calvin Jones in the Calvin Jones papers at UNC Chapel Hill. In the journal, the intern found where all of

the buildings of the plantation were located, field and crop locations, and most importantly, where all of the slave cabins were located. There were even drawings that Calvin Jones had made himself that detailed how to construct the chimneys to ensure that each cabin had adequate heat during the winter months. Mr. Capps report has been published by Wake Forest University; and, Mr. Morris has encouraged him to have the report submitted to the NC Historical Review. There is hope that this research will lead to some archeological work in the locations where the slave cabins are detailed on the map.

QUERY: Mr. Roth asked if this new information sheds any light on the slave cabin that the museum is attempting to research and restore. Mr. Morris said that little is known about the particular cabin in question, but that now the chimney can be examined to see if it matches the description given by Calvin Jones.

10. Adjourned: Hearing no objection, the meeting was adjourned at 4:20pm.

Respectfully Submitted,

**Jeremy Bradham
Secretary**