

MINUTES FOR  
REGULAR MEETING  
**OWOSSO HISTORIC DISTRICT COMMISSION**  
WEDNESDAY, JULY 15, 2015, 6:00 p.m.  
COUNCIL CHAMBERS

**MEETING CALLED TO ORDER** at 6:02 p.m. by Vice-Chairman Gonyou.

**ROLL CALL** was taken by Marty Stinson.

**PRESENT:** Vice-Chairman Vince Gonyou; Secretary Philip Hathaway; Commissioners Lance Omer, Matthew Van Epps and Gary Wilson.

**ABSENT:** Chairman Scott Newman.

**OTHERS IN ATTENDANCE:** Susan Montenegro, Assistant City Manager and Director of Community Development; Josh Adams, Owosso Main Street Manager; Timothy Baise, 218 N. Park Street; Dr. Tom Hall II, 122 N. Washington St.; Bob Dedic, 202 W. Exchange St.; Jillian Niles, 202 W. Exchange St.; Tim Rath – Argus Press.

**AGENDA APPROVAL: Motion by Commissioner Hathaway and supported by Commissioner Wilson to approve the agenda for July 15, 2015 as presented. Yeas All. Motion was passed.**

**MINUTES APPROVAL: Motion by Commissioner Van Epps and supported by Commissioner Omer to approve the minutes of the meeting for June 17, 2015. Yeas all. Motion was passed.**

**Communications:**

1. Staff Memorandum
2. Meeting minutes of June 17, 2015

**Public / Commissioner Comments:** None

**Committee Reports:** None

**Public Hearings:** None

**Items of Business:**

**1) 122 N. Washington St. – Mural Application**

Dr. Tom Hall wants to add a mural on the north side of 122 N Washington and wants it to depict the historic downtown. He doesn't want to limit it to "eyes" (his profession). Josh Adams, Owosso Main Street Director, looked at Section 26-18, works of art of a non-commercial sign are not regulated. Commissioner Hathaway hasn't had a lot of experience of this type before. Side walls have been recommended previously and this goes on all around the country. Many side walls have been recommended. This is on a side street. Taste is hard thing to regulate. There are no structural elements to regulate here. The Issue is not black and white per Hathaway. Scale is important to proportion of

wall. There is a downtown organization that we can make contact with.

Discussion continued regarding the mural painting. This constitutes a new painting which historic records show as a blank wall.

**Motion by Commissioner Van Epps and supported by Commissioner Wilson found that the painting of a mural on the brick street wall at 122 N. Washington doesn't meet the Secretary of Interior's Standards is inappropriate and is denied. Yeas all. Motion was passed.**

## **2. 218 N. Park St. – Façade Painting Application**

Mr. Baise has owned 218 N. Park Street for ten years and stated that finding out that this building was in the Downtown Historic District was news to him.

Commissioner Hathaway commented that he has requested that the Title Office advise purchasers when their properties were in historic districts. They won't do that.

Mr. Baise has gotten some building permits and wasn't advised from the building department that he was in the Downtown Historic District. Commissioner Wilson asked him if he owned the building when the notice from the city clerk was mailed out in 2010. He said yes. From the city's standpoint, then you were made aware per Commissioner Wilson.

Mr. Baise stated the brick is very porous and that primer only has been used so far. A mason from Detroit was consulted. The mason specializes in historic preservation. Per Hathaway, most brick is never intended to be painted. If the brick is bad, it's not going to hold paint. National Park Service has a color standard also. Lack of knowledge is not an excuse.

Discussion continued about paint removal. Commissioner Wilson will contact the State Historic Preservation Office and the Michigan Historic Preservation Office and see what their experiences are about the paint removal.

**Motion by Commissioner Hathaway, supported by Commissioner Van Epps to table this issue until they have further information. Yeas all. Motion carried.**

## **3. 202 W. Exchange St. – Parge Removal Discussion**

Jillian Niles noted the cost of the project. They want to sand it down to the paint level instead of using the chemical treatment. Per Commissioner Hathaway, sanding the dental work would be challenging. Per Commissioner Wilson, you wouldn't normally sand with an abrasive, but if you can take it down to the surface of the brick. If they want to paint, they can just paint. Paint only is ok. They don't have to come before this board.

Mr. Dedic commented they had awnings before on the upper two windows.

**Motion by Commissioner Wilson and supported by Commissioner Hathaway that we endorse the idea of using abrasives to remove the parge down to the painted surface and then repaint.  
Yeas all. Motion carried.**

**Public Comments:** None

**Board Comments:**

Commissioner Wilson asked about Dave Action – wasn't he planning on being here tonight? Mr. Adams said he was called out of state yesterday.

Commissioner Hathaway asked about a missing board member. Mr. Adams will be talking to the mayor about another appointment.

**ADJOURNMENT:**

**It was moved by Commissioner Van Epps and supported by Commissioner Hathaway to adjourn at 7:40 p.m. until August 18, 2015.**

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Phil Hathaway, Secretary

mms