

MINUTES FOR  
SPECIAL MEETING  
**OWOSSO HISTORIC DISTRICT COMMISSION**  
Wednesday, March 17, 2021 6:00 p.m.  
VIA ZOOM VIDEO CONFERENCING

**MEETING CALLED TO ORDER** at 6:05 p.m. by Chairman Teich.

**ROLL CALL** was taken by Recording Staff Liaison, Josh Adams.

**PRESENT:** Chairman Steven Teich; Commissioner Gary Wilson; Secretary Philip Hathaway; Commissioner Lance Omer; Commissioner Dianne Acton; and Commissioner Matthew Van Epps

**ABSENT:** Commissioner Scott Newman

**OTHERS IN ATTENDANCE:** Bill Gilbert, owner of 113 W Main Street; Scott Perrin, contractor for 113 W. Main Street

**AGENDA APPROVAL: MARCH 17, 2021**

**MOTION FOR APPROVAL BY COMMISSIONER HATHAWAY. MOTION WAS SECONDED BY COMMISSIONER VAN EPPS AS PRESENTED**

**AYES ALL. MOTION CARRIED.**

**MINUTE APPROVAL: MARCH 12, 2021 MINUTES**

**MOTION FOR APPROVAL BY COMMISSIONER HATHAWAY. MOTION WAS SECONDED BY COMMISSIONER ACTON AS PRESENTED**

**AYES ALL. MOTION CARRIED.**

**COMMUNICATIONS:** None

**PUBLIC/COMMISSIONER COMMENTS:** None

**Committee Reports:** None

**Public Hearings:** None

**Items of Business:**

**1) 113 W. Main Street – New Commercial Addition**

Mr. Perrin introduced the project and explained that the work being proposed is the construction of a new addition located on the vacant lot east of the current building. This new addition will be a 38 foot wide by 70 foot long garden center structure that will be constructed of glass and brick. Mr. Perrin also described all the entries on the north and south sides of the structure and the entry into the current structure located to the west of the addition's location (all as seen on the supporting materials provided).

Mr. Perrin indicated no major changes will be done to the existing east wall of the historic structure (113 W Main). Only painting of the wall will occur. Mr. Perrin also stated that all drainage from the roof will be channeled through an internal gutter system.

Mr. Gilbert stated that the new addition will be utilized all year as retail space for his business. This new development will allow his business to expand in the product and materials they provide their customers. Mr. Gilbert also indicated the the brick used on the addition will match the brick that is used on the public plaza (Main Street Plaza) located east of his property. Matching the brick is important to create a complementary structure within the district.

Chairman Teich and Commissioner Acton complemented the new addition and stated that it will be a nice new, development with the historic district.

Commissioner Van Epps confirmed with Mr. Gilbert that nothing was going to be done to the existing eastern wall of the 113 W. Main Building other than painting. Mr. Gilbert reconfirmed that only paint would occur on that wall, no other treatment or finishing would be done.

**MOTION BY COMMISSIONER HATHAWAY TO ISSUES A CERTIFICATE OF APPROPRIATENESS FOR THE NEW ADDITION CONSTRUCTION AT 113 W. MAIN STREET AS PRESENTED, SECONDED BY COMMISSIONER ACTON.**

**AYES ALL. MOTION CARRIED.**

**PUBLIC COMMENTS:** None

**BOARD COMMENTS:** None

**ADJOURNMENT:**

**MOTION BY COMMISSIONER HATHAWAY AND SECONDED BY COMMISSIONER OMER TO ADJOURN AT 6:52 P.M.**

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Phil Hathaway, Secretary