



CITY OF ORLANDO HISTORIC PRESERVATION BOARD

MEETING INFORMATION

Location

City Council Chambers
Orlando City Hall
One City Commons
400 South Orange Ave.

Webinar link:

<https://zoom.us/j/99841363463>

Time

4:00 p.m.

Board Members

Members Present

Eric Kleinsteuber,
Chairperson
Jeffrey Thompson,
Vice-Chairperson
Shanon Larimer
Megan Core
Sarah- Olivia Slohoda
Ryan Colbert
David Wheeler

Members Absent

Jason Kelly

MINUTES ▪ APRIL 3, 2024

OPENING SESSION

- Determination of Quorum
- Pledge of Allegiance
- Introduction of Board Members and Staff
- Consideration of the March 6, 2024 minutes

Board member Wheeler MOVED to waive the reading of the Historic Preservation Board meeting minutes of March 6, 2024, and to approve as written. Vice-Chairperson Thompson SECONDED the motion, which was voted upon and PASSED by unanimous voice vote (6-0).

- Board Member Larimer arrived at 4:05 P.M.

ANNOUNCEMENTS

- NONE

PUBLIC COMMENTS

- NONE

CONSENT AGENDA

- 1. Case: HPB2024-10037, 210 N. SHIINE AVE.**
- Applicant: John Montoya, 210 N. Shine Ave., Orlando, FL 32801
Owner: John Montoya, 210 N. Shine Ave., Orlando, FL 32801
District: Lake Lawsona Historic District (Commissioner District 4)

Major Certificate of Appropriateness request to construct a 2 car garage with a second floor Accessory Dwelling Unit (ADU).

Recommended Action: Approval of the request, subject to the conditions in this report.

1. All changes to this proposal shall be reviewed and approved by HPB Minor Review Committee prior to permitting. Major modifications may require additional HPB approvals.
2. HPB approval does not grant permission to commence construction activity. All necessary permits must be obtained prior to commencement of construction activity.
3. HPB Construction Observation. Prior to the commencement of vertical construction the general contractor, developer and architect must schedule a coordination meeting with HPB Staff to review the HPB conditions of approval and the HPB review process for any proposed changes that may occur during construction. The general contractor must schedule periodic meetings with the HPB staff as needed to update staff on the project progress and potential issues complying with the HPB conditions of approval.
4. The HPB approves a variance of 10 ft to allow the rear setback to be a minimum of 5 ft. instead of the required 15 ft.
5. All windows shall have dimensional exterior and interior muntins to simulate historic wood, double hung, divided light windows.
6. Windows shall be inset to be similar to historic wood windows in the district and be consistent on both first and second floors.
7. Windows facing the street shall be 9:1 to match the main residence.
8. Window and door trim details shall be similar between the house and garage.
9. All window and door specifications shall be submitted to staff for minor review. Vinyl windows are typically not appropriate for

use in the historic districts where visible to the street.

10. The garage overhead door shall have windows in the top row and double hardware to look like 2 smaller doors.
11. The roof soffit and fascia shall match the existing house with exposed rafter tails, purlins, etc.
12. Final site plan does not exceed the max. ISR allowed.
13. All site engineering regulations are followed. Including min. of 10 ft separation between the buildings. Recommend 15 ft from the garage to the house for maneuverability.

Vice-Chairperson Thompson MOVED to Approve the CONSENT AGENDA. Board member Slohoda SECONDED the MOTION, which was VOTED upon and PASSED by unanimous voice vote (7-0)

REGULAR AGENDA

- None

NEW BUSINESS

- No items

OTHER BUSINESS

- COA report

ADJOURNMENT

Chairperson Kleinsteuber adjourned the meeting at 4:11 pm.

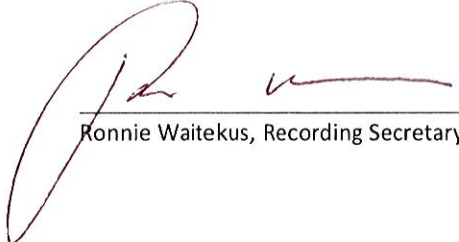
STAFF PRESENT

Doug Metzger, Executive Secretary, AICP, City Planning
Jennifer Fritz-Hunter, Historic Preservation Officer
Stacy Fallon, Assistant City Attorney

Tim McClendon, Assistant Planning Manager
Ronnie Waitekus, Recording Secretary



Jennifer Fritz-Hunter, Historic Preservation Officer



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