

MINUTES
HISTORIC LANDMARK COMMISSION MEETING
BOERNE CITY HALL
RONALD C. BOWMAN CITY COUNCIL CHAMBERS
447 NORTH MAIN STREET
Tuesday, December 6, 2022 - 5:30 PM

Minutes of the Historic Landmark Commission Meeting of December 6, 2022, at 5:30 p.m.

Present: 4- Commissioner Sally Pena, Commissioner Justin Boerner, Commissioner Michael Nichols, Commissioner Patti Mainz

Absent: 3 - Chairman Ben Adam, Commissioner Cali Redd, Commissioner Cesar Hance

Staff Present: Laura Haning, Nathan Crane, Sara Serra-Bennett, Mike Raute, Krystal Brown, Ariel Morin

Present Virtually: Mick McKamie

Recognized/ Registered Guests: Christina Ryrholm, Sam McGee, Mary Kruse, Nicki Marrone

EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE: THE HISTORIC LANDMARK COMMISSION MAY, AS PERMITTED BY LAW, ADJOURN INTO EXECUTIVE SESSION AT ANY TIME TO DISCUSS ANY MATTER LISTED BELOW AS AUTHORIZED BY GOVERNMENT CODE §551.071 (CONSULTATION WITH ATTORNEY)

1. CALL TO ORDER – 5:30 PM

Commissioner Boerner called the Historic Landmark Commission to order at 5:32 p.m.

2. CONFLICT OF INTEREST DECLARATION

No conflicts were declared.

3. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the Historic Landmark Commission on any issue. The Historic Landmark Commission may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

Mr. Sam McGee spoke on acquiring a Historic Preservation Plaque.

4. CONSENT AGENDA: All items listed below within the Consent Agenda are considered routine by the Historic Landmark Commission and may be enacted with one motion. There will be no separate discussion of items unless a Commission Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence.

4.A. [2022-910](#) THE MINUTES OF THE HISTORIC LANDMARK COMMISSION
MEETING OF NOVEMBER 01, 2022.

A MOTION WAS MADE BY COMMISSIONER NICHOLS, SECONDED BY COMMISSIONER PENA, TO APPROVE THE CONSENT AGENDA AS PRESENTED. THE MOTION CARRIED BY THE FOLLOWING VOTE:

YEA: 4- COMMISSIONER PENA, COMMISSIONER BOERNER,
COMMISSIONER NICHOLS, COMMISSIONER MAINZ

NAY: 0

APPROVED: 4-0

5. [2022-911](#) TO CONSIDER A BUILDING PERMIT FOR A NEW DECK LOCATED AT
604 SOUTH MAIN STREET (KAD 21609) (SKIS HOLDINGS LLC)

Ms. Sara Serra-Bennett, City Planner II, presented the request for a building permit for a deck to be located at 604 S. Main St.

Mr. Sam McGee, the applicant, spoke on the importance of maintaining the integrity and uniformity of the historic look.

The Commission had questions regarding the building materials and deck design.

Mr. McGee detailed the types of building materials to be used and the

design of the deck.

A MOTION WAS MADE BY COMMISSIONER MAINZ, SECONDED BY COMMISSIONER PENA, TO APPROVE A BUILDING PERMIT FOR A NEW DECK LOCATED AT 604 SOUTH MAIN STREET (KAD 21609) (SKIS HOLDINGS LLC). THE MOTION CARRIED BY THE FOLLOWING VOTE:

YEA: 4- COMMISSIONER PENA, COMMISSIONER BOERNER, COMMISSIONER NICHOLS, COMMISSIONER MAINZ

NAY: 0

APPROVED: 4-0

6. [2022-917](#) TO CONSIDER A CERTIFICATE OF APPROPRIATENESS FOR A MONUMENT SIGN LOCATED AT 233 SOUTH MAIN STREET (KAD 26004) (CUTIE PATOOTIE/MARY KRUSE)

Ms. Sara Serra-Bennett, City Planner II, presented the certificate of appropriateness for a monument sign located at 233 S. Main St. The sign would be 24" x 72", printed vinyl, and include 3 fonts and 2 colors.

A MOTION WAS MADE BY COMMISSIONER MAINZ, SECONDED BY COMMISSIONER PENA, TO APPROVE A CERTIFICATE OF APPROPRIATENESS FOR A MONUMENT SIGN LOCATED AT 233 SOUTH MAIN STREET (KAD 26004) (CUTIE PATOOTIE/MARY KRUSE). THE MOTION CARRIED BY THE FOLLOWING VOTE:

YEA: 4- COMMISSIONER PENA, COMMISSIONER BOERNER, COMMISSIONER NICHOLS, COMMISSIONER MAINZ

NAY: 0

APPROVED: 4-0

7. [2022-923](#) TO CONSIDER A CERTIFICATE OF APPROPRIATENESS FOR A ROOF SIGN LOCATED AT 233 SOUTH MAIN STREET (KAD 26004) (CUTIE

PATOOTIE/MARY KRUSE)

Ms. Sara Serra-Bennett, City Planner II, presented the request for a certificate of appropriateness for a roof sign to be located at 233 S. Main St. Ms. Serra-Bennett explained that the applicant would be required to receive a sign variance from the Design Review Committee for this type of sign according to the UDC.

Ms. Mary Kruse, the applicant, added that there was a roof sign in the past, but the previous owner never replaced it after it had fallen down.

A MOTION WAS MADE BY COMMISSIONER MAINZ, SECONDED BY COMMISSIONER PENA, TO APPROVE A CERTIFICATE OF APPROPRIATENESS FOR A ROOF SIGN LOCATED AT 233 SOUTH MAIN STREET (KAD 26004) (CUTIE PATOOTIE/MARY KRUSE) WITH THE CAVEAT THAT THE APPLICANT RECEIVE A SIGN VARIANCE FROM THE DESIGN REVIEW COMMITTEE. THE MOTION CARRIED BY THE FOLLOWING VOTE:

YEA: 4- COMMISSIONER PENA, COMMISSIONER BOERNER, COMMISSIONER NICHOLS, COMMISSIONER MAINZ

NAY: 0

APPROVED: 4-0

8. DISCUSSION ITEM:

8.A. [2022-924](#) PROPOSED CHANGES TO THE BUILDING LOCATED AT 123 JOHNS ROAD.

Ms. Nicki Marrone, with Alamo Architects, spoke in great detail regarding the proposed design of this project.

9. COMMENTS FROM COMMISSION/LEGAL COUNSEL/STAFF – No discussion or action may take place.

Ms. Sara Serra-Bennett, City Planner II, spoke on a scheduling conflict with next year's calendar. Tuesday, 7/04/23, is a holiday so the July meeting would need to be rescheduled. The Commission agreed to

change the July meeting date to Wednesday, 7/05/2023.

Ms. Laura Haning, Planning Director, introduced Mr. Nathan Crane to the Commission.

10. ADJOURNMENT

Commissioner Boerner adjourned the Historic Landmark Commission at 6:20 p.m.

Chairman

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the 2nd day of December, 2022 at 5:00 p.m.

Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The City Hall Complex is wheelchair accessible. Access to the building and special parking is available at the front entrance of the building. Requests for special services must be received forty-eight (48) hours prior to the meeting time by calling the by calling the Planning and Community Development Office at 830-249-9511.

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Pursuant to section 30.07 Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.