



# CITY OF West Linn

## HISTORIC REVIEW BOARD

Minutes of August 19, 2014

Members present: Co-Chairs Jon McLoughlin and Jim Mattis, James Manning, and Adam Petersen, Thane Eddington, and Chris Sherland

Members absent: Robert Rothwell

Staff present: Sara Javoronok, Associate Planner/Staff Liaison

Other: Jerry Offer

### REGULAR MEETING CALL TO ORDER

Co-chair McLoughlin called the meeting to order at 7:01 p.m. in the Council Chambers of City Hall, 22500 Salamo Road, West Linn, Oregon.

### APPROVAL OF MINUTES

Mr. Mattis **moved** to approve the Minutes of May 20, 2014. Mr. Manning **seconded** the motion and it **passed** 5:0:1.

### BUSINESS MEETING

**Public Hearing: DR-14-05** - Ms. Javoronok outlined the proposal for new construction of a home on the lot next to 1831 Fifth Avenue. The proposed residence would be approximately 1,550 square feet. Prior to constructing the home the applicant would move the existing gazebo to the yard of the existing home at 1831 Fifth Avenue and remove several trees. The garage would remain in the rear yard of the proposed residence.

The applicant, Jerry Offer, also outlined the project and requested several modifications. Ms. Javoronok received public comment from Charles Awalt, who requested a smaller front yard setback than directed by the code based on the setback of the adjacent homes. The HRB and the applicant discussed the requests and developed several conditions of approval: move the rear bedroom over, but still have 6-8" of articulation on the rear/side; allow wood and fiberglass or metal clad windows; use of a French door or single door on the rear elevation instead of a bay window; not permitting sheet tongue and groove on the front fascia; allowance for a smaller front yard setback; allowance for 2/1 or 1/1 windows; and requiring a 5" K gutter rather than a fascia gutter. Staff condition of Approval #3 was eliminated since it would be addressed in another condition of approval. Co-Chair Mattis **moved** to approve the application with additional conditions of approval and as modified. Mr. Petersen **seconded** the motion. It **passed** 6:0.

## **BUSINESS FROM THE HISTORIC REVIEW BOARD**

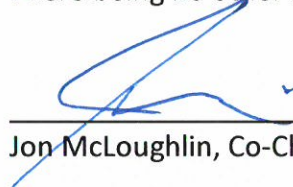
Mr. Mattis updated the group on the work of the Willamette Falls Heritage Area Coalition and the Willamette Falls Heritage Foundation, including the upcoming Lock Fest in September. Mr. Mattis and staff updated the group on the work of the Willamette Falls Legacy Project and the Arch Bridge/Bolton Center master plan.

## **REPORT FROM STAFF**

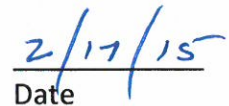
No report.

## **ADJOURNMENT**

There being no other business, Co-Chair McLoughlin adjourned the meeting at 8:00 p.m.

  
\_\_\_\_\_  
Jon McLoughlin, Co-Chair

  
\_\_\_\_\_  
Jim Mattis, Co-Chair

  
\_\_\_\_\_  
Date