



City of Richmond

Where History Meets Opportunity

Richmond Historical Commission Meeting Minutes

City Commission Room | 600 Morton Street, Richmond, Texas 77469

Tuesday, October 16, 2018, at 8:00 am.

RICHMOND HISTORICAL COMMISSION MINUTES

The Richmond Historical Commission for the City of Richmond, Texas, met in a regular meeting on Tuesday, October 16, 2018 at 8:00 a.m. Cindy Drabek, Chairperson, called the meeting to order at 8:00 a.m. A quorum was present, with the following members in attendance:

Karen Bleil
Cindy Drabek
Becky Haas
Lonnie Meadows
Claire Rogers
Jess Stuart

Staff in attendance: Jose Abraham, Planning Director/Historic Preservation Officer; Gary Smith, City Attorney; Cameron Goodman, Economic Development Director; Lori Bownds, Building Official; and Jordan Adams, GIS Specialist.

Chairperson Cindy Drabek declared the meeting open.

Chairperson Drabek introduced agenda item number A2., public comment. She asked if there were any public comments. Hearing no public comment the agenda item was closed.

Chairperson Drabek introduced agenda item B1. - Review and approve minutes from September 4, 2018; B2. - Review and approve minutes from September 18, 2018; and B3. - Announce the next Richmond Historical Commission meeting to be held on November 20, 2018. Commission member Bleil moved to approve the Consent Agenda. Commission member Haas seconded the motion. The vote was unanimous for approval.

Chairperson Drabek introduced agenda item C1a., Downtown Richmond Updates. Commission member Haas reported the following general updates:

1. The Motown on Morton event benefiting ALS research and awareness being well attended;

2. Ruben Rodriguez, having received a certificate of appropriateness, has begun repairing and painting the façade of his building, located at 309 Morton; and
3. Michael and Katherine Joseph are repairing and painting the façade on their building located 207 Calhoun.

Chairperson Drabek introduced agenda item C1b., Community and Museum Events, and Commission member Rogers reported general updates on the following event:

1. Black and White Masquerade;
2. Twilight Tours; and
3. Ghost Box in the Gallery.

Chairperson Drabek introduced agenda item C2a., Update on Historic District Mural Guidelines from September 17, 2018, City Commission meeting. Mr. Abraham, Historic Preservation Officer, reported that the City Commission did not approve the proposed Historic District Mural Guidelines and has suggested revisions to provide strong protection against profanity and inappropriate content. Mr. Smith, City Attorney indicated that staff will rework on mural guidelines to address the City Commission's concerns and present to the Richmond Historical Commission when ready.

Chairperson Drabek introduced agenda item C3., Discussion of the "Old Theater" property and update on Certificate of Appropriateness to demolish the structure located at 211 Calhoun Street. Ms. Nancy Hentschel, the property owner presented a set of plans and indicated that she intends to use the old theatre building as an event space with sale of beer and wine. Commission member Haas generally expressed her concerns about the delay in the maintenance and upkeep of the old theatre building and asked what the intended timeline for the proposal was. Ms. Hentschel responded that she ran into some drainage issues due to certain changes made to the neighboring properties. Additionally, she stated that demolition of the subject building located at 211 Calhoun will allow her to make necessary changes to the Old theatre building by providing access from the back. The Commission and Ms. Hentschel generally discussed the deteriorating condition of the old theatre building and the drainage issue. Ms. Hentschel stated that *"...there are some rotted areas in the inside of the building that are massive."* Also, explaining the reason the temporary plywood has remained on the front of the theatre, Ms. Hentschel stated that *"...the plywood is there because underneath that section is where the large concrete slab, where the projector was and if people are looking in the windows and they were to give way, people could be killed."*

Chairperson Drabek asked Ms. Hentschel if the old theatre building can be repaired if the subject demolition permit is approved and issued. Ms. Hentschel responded by saying that prior to repairs, the drainage issue involving adjoining properties must be resolved. Commission member Haas suggested that staff set up a meeting between Ms. Hentschel and adjoining property owners to resolve the said drainage issue. Commission member Haas also asked if Ms. Hentschel can change the façade of the old movie theatre building

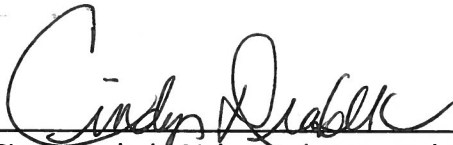
before approval of the demolition request. Ms. Hentschel responded by saying that it will not be possible due to the intensity of the repairs needed.

Chairperson Drabek called for commission members' vote to approve the Certificate of Appropriateness to demolish the structure located at 211 Calhoun Street. Commission member Bleil; Commission member Drabek; Commission member Meadows; Commission member Rogers; and Commission member Stuart voted to approve and Commission member Haas voted to deny the Certificate of Appropriateness to demolish the structure located at 211 Calhoun Street.

Chairperson Drabek introduced agenda item C4., Discuss update on the open Richmond Historical Commission position due to Mrs. Council's health. Mr. Abraham, Historic Preservation Officer, reported that Ms. Carol Edwards was appointed as the new Historical Commission Member.

There being no further business to be brought before the Richmond Historical Commission, Chairperson Drabek adjourned the meeting.

Approved:

A handwritten signature in cursive script, appearing to read "Cindy Drabek", written over a horizontal line.

Cindy Drabek, Richmond Historical Commission Chair