



# City of Oregon City

625 Center Street  
Oregon City, OR 97045  
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## Meeting Minutes

### Historic Review Board

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Tuesday, April 22, 2014

6:00 PM

Commission Chambers

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#### 1. Call to Order

*Vice Chair Siewert called the meeting to order at 6:17 PM.*

**Present:** 3 - Cynthia Towle Jonathan Stone and Robert Siewert

**Absent:** 1 - Jon McLoughlin

**Staffers:** 1 - Christina Robertson-Gardiner

#### 2. Discussion Items

##### Preservation Month Activities

*Christina Robertson-Gardiner, Planner, announced the upcoming Preservation Month Photo Contest starting May 1 and going to June 15. Awards would be presented in July at a City Commission meeting. She had only received one nomination for the Ruth Powers Preservation Award. If there were more nominations, she asked that they be turned in soon so the Board could vote. Awards would be presented at the May 7 City Commission meeting. They City had received approval for a Certified Local Government grant which would be used for three products, Ermatinger House restoration, mailing to 500 property owners of locally designated properties, and brochure on the Elevator, Carnegie Library, and Promenade in celebration of their imminent national register listing. She gave an update on the Ermatinger House restoration project. The house would be lifted in late July to September to address the structural issues of the house. She explained how the house would be restored as much as possible to what it was in 1844. She would bring back a full public review to the HRB in the summer.*

*Vice Chair Siewert adjourned for dinner at 6:32 PM.*

#### 3. Break for Dinner- Meeting Will Resume at 7:00 PM

#### 4. Public Hearing

##### HR 14-04 Modification to Mike's Drive-in (HR 13-04)

*Vice Chair Siewert reconvened the meeting at 7:00 PM.*

*Mr. Siewert opened the public hearing and read the public hearing statement. He asked if any member had any ex parte contact, bias, or conflict of interest to declare. There was none. All members had driven by the site.*

*Ms. Robertson-Gardiner presented the staff report. The HRB reviewed and approved the construction for Mike's Drive In last fall and all of the conditions on that application were still valid. This was a modification to two parts of the application. The changes were shifting the restaurant and offices to the south onto the adjoining property the applicant recently purchased and enlarging and wrapping the covered arcade area around the corner onto Madison Street and the parking in the back. She read the McLoughlin Neighborhood Association comments about the changes which they thought were appropriate. She thought it was a continuation of the existing materials and did not see any additional conditions to require. She recommended approval as proposed.*

*Todd Freeman, applicant, clarified the building was shifting ten feet to the south. It would create a nicer corner area for people to sit outside. They tried to buy the property earlier, but the owner was not willing to sell it until recently. He thought this new design would fit the corner a lot better.*

*Greg Creighton, architect, pointed out that no materials had been changed. The building had been shifted ten feet to the south and a foot and a half to the north to enlarge the depth of the corner. They were able to increase landscaping and there would be more parking spaces with a better flow. He asked Ms. Robertson-Gardiner to restate the conditions of approval from the original application.*

*Ms. Robertson-Gardiner read the three conditions.*

*Mr. Creighton said hardie plank was not available in a four-inch lap, but it was in a five inch lap. The drawings now showed Cedar on the office building to comply with the four -inch.*

*Ms. Robertson-Gardiner clarified that they would buy the five inch and the reveal would be four inches.*

*Mr. Creighton asked for a five inch reveal instead of a four-inch reveal. Mr. Freeman was under the impression that they could do a six inch on the restaurant, and a four inch on the two sides that were exposed on the office.*

*Ms. Robertson-Gardiner explained they had recommended the office and restaurant look different even though it was the same building, but upon further review there was a question whether the two different sidings with the batten was too complicated and expensive. The idea was to break up the massing, but there were other ways to do that.*

*Ms. Towle thought the back should mirror the front.*

*Mr. Siewert clarified the question was the back reveal and whether to continue the four inch all the way across and making a four-inch reveal with a different material.*

*Mr. Creighton retracted his request for a five-inch reveal.*

*Denyse McGriff, representing the McLoughlin Neighborhood Association, said her understanding was though it was one building, there were two different uses and one would be six inch and the other four inch and different colors. She did not have a problem with how it was proposed. There was no objection to shifting the building and the Association was in support of the project moving forward.*

*Mr. Freeman was fine with the four- and six-inch reveals. He thought to get the four inch it had to be Cedar siding which was expensive. If there are other materials he could use, he was fine with the four and six as proposed.*

*Mr. Siewert closed the public hearing.*

*Mr. Siewert proposed approving the modifications as proposed and the leaving the four and six on the back reveal, and if the applicant had a problem with the four, he could come back to the HRB.*

**A motion was made by Mr. Stone, seconded by Ms. Towle, to approve HR 14-04 as proposed not including the verbal addition of the back reveal. The motion carried by the following vote:**

**Aye:** 3 - Cynthia Towle, Jonathan Stone and Robert Siewert

## **5. Communications**

*There were no communications.*

## **6. Adjournment**

*Vice Chair Siewert adjourned the meeting at 7:40 PM.*