

**MINUTES**  
**Joint Meeting of the**  
**HISTORIC PRESERVATION COMMISSION & ARCHITECTURAL REVIEW BOARD**  
**June 21, 2023**

The City of Wyoming Historic Preservation Commission (HPC) and Architectural Review Board (ARB) met on Wednesday, June 21, 2023 in the City Building Conference Room. The meeting was called to order at 7:00 p.m. by Gene Allison, Chair of the ARB. Attendance was as follows:

**HISTORIC PRESERVATION COMMISSION**

**MEMBERS:**

Gene Allison, Chair  
LaBecca Hall  
Melissa Monich  
Jim Walton

**ARCHITECTURAL REVIEW BOARD**

**MEMBERS:**

Gene Allison  
Scott Kyle  
Dean Lutton, Alternate

**ABSENT:**

Mark Browning  
Maureen Geiger  
Rachel Kennedy  
Cathy Ramstetter

**STAFF:**

Tana Bere, Community Development Specialist

**OTHERS:**

Abraham Kuranga, 265 Elm Avenue

**APPROVAL OF PRIOR MEETING MINUTES**

Mr. Lutton moved to approve the May 31, 2023 HPC-ARB meeting minutes as amended, seconded by Mr. Walton. All members voted yes. The motion passed.

**265 ELM AVENUE: MODIFICATION TO THE APPROVED DECK AND PERGOLA ON A PROPERTY LOCATED IN THE VILLAGE HISTORIC DISTRICT**

Ms. Bere stated that this body approved the deck and pergola last October. Since then, the applicants received their building permit and the construction is underway. The City was made aware that the exterior door facing Burns Avenue is not the same door that was approved. The approved plans called for a pair of pivot door, but instead they have installed a larger sliding door.

Abraham Kuranga, owner of the subject property, explained that the pivot doors were too expensive once they priced it out for the custom width. They decided to install a slider door instead.

Mr. Allison said all the other windows in the house have lattice work in the upper panel, which is more in keeping with the original house. The door is the only window that does not have any grid or lattice in it. He recognizes that once the deck, pergola, and railing is in place the door will be less noticeable. He asked if retrofitted grills can be put in the glass area to match the other windows. Mr. Kuranga said he is unsure and can investigate it. Mr. Kyle said the sliding door is inconsistent with the rest of the house.

Mr. Lutton explained he is concerned with the amount of the wall space the door takes up. The sliding door is much more contemporary as opposed to all the other windows that have nearly a foot of wall and a larger frame. Mr. Kyle added that on the approved plans, the door is next to a significant amount of wall on either side. Mr. Kuranga said the approved rendering were not accurate and there was not actually that much of wall space. The members discussed the previously reviewed elevations and photos.

Mr. Allison asked if the railing on the porch will project in front of the house face. The band is very narrow, and they need to make sure the railing can be installed so it does not extend past the front of the house.

Mr. Kyle made a motion to accept the door as constructed with the condition that a grid system that breaks down the glass consistent with the existing windows is installed, and that the railing does not project in front of the façade, seconded by Ms. Monich. Mr. Lutton voted no, and all other members voted yes. The motion passed.

### **REVIEW HISTORIC PRESERVATION AWARD NOMINATIONS**

Ms. Bere shared that we received three Historic Preservation Award nominations for 35 Springfield Pike, 316 Worthington Avenue, and 22 Wyoming Avenue. The HPC members should visit each property before the next meeting. A winner will be selected at the upcoming meeting.

### **MISCELLANEOUS**

Ms. Bere reminded all the members to attend the Springfield Pike Safety and Streetscape Plan public open house on June 27, 2023 at 6 p.m. in the Civic Center.

### **ADJOURNMENT**

Mr. Lutton moved to adjourn the meeting, seconded by Mr. Kyle. The motion passed unanimously. The meeting adjourned at 7:17 p.m.

Respectfully submitted,

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Tana Bere,  
Community Development Specialist  
Secretary of the June 21, 2023, HPC-ARB Meeting

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Gene Allison,  
Chair of the Architectural Review Board