

BEFORE THE NEW CASTLE COUNTY

HISTORIC REVIEW BOARD

STATE OF DELAWARE

Department of Land Use
New Castle, DE

April 3, 2018

PRESENT

DEPARTMENT OF LAND USE

Matt Rogers

HISTORIC REVIEW BOARD

Barbara Benson, Chair

John Brook

John Davis

Barbara Silber

Rafael Zahraiddin

Adam Singer

MS. BENSON: Okay we are going to start. Good evening. I want to call the New Castle Historic Review Board business meeting for April 3, 2018 to order. It is 5 o'clock I am sure by the meeting room clock. We begin with roll call. I'm Barbara Benson.

MR. DAVIS: John Davis.

MR. BROOK: John Brook.

MS. SILBER: Barbara Silber.

MS. BENSON: We also have Matthew Rogers from the Department of Land Use, Historic Planner, and Adam Singer from the Department of Law. We do not have minutes or transcripts for this meeting. We do have one piece of old business. Will you read it into the record please.

MR. ROGERS: Application 2017-16275, 11 Walker's Mill Road (West side of New Bridge Road and east side of Brandywine River), Brandywine Hundred. Demolition permit application for the Walker's Bank building which is listed on the National Register of Historic Places and is located within the Elueutherian Mills National Historic Landmark District. Council District 2.

Outside of the email which I've forwarded to you prior to the canceled public hearing we have received no additional input for materials from the applicant at this time.

MS. BENSON: For the record I want to welcome Rafael Zahralddin who has just joined us as we are beginning. You'll remember with this one we are on the hold with this. And we will look forward to hearing at the next meeting if there's been any progress.

MR. BROOK: And what Matt referred to is the fact that people have been meeting about this.

MS. BENSON: There have been meetings.

MR. BROOK: Okay.

MS. BENSON: Yes. Nothing that has come to us as yet.

MR. BROOK: Nothing of substance to us. Yeah.

MS. BENSON: Yes.

MR. BROOK: All right.

MS. BENSON: Okay. Then we move onto new business. Matt.

MR. ROGERS: The new business and to remind you it was a tabled item from the last hearing which is Application 2017-0650-S, 15 Center Meeting Road (North side of Center Meeting Road, 555 feet East of Kennett Pike), Centreville. Exploratory Minor Land Development Plan for 15 Center Meeting Road proposes to build a 1,275 square foot addition for general office use. NC15, Hometown Overlay as well Historic Overlay Zone. Council District 2.

MS. BENSON: Thank you. You see we've all gotten these plans in the miniaturized form that you see the big plans here. And you see the model has been drawn. Do we have any questions?

MR. DALLE PAZZE: Madam Chair.

MS. BENSON: Yes.

MR. DALLE PAZZE: My architect was supposed to be here.

MS. BENSON: That's okay. We don't really need anything unless we ask you.

MR. DALLE PAZZE: That's very good.

MS. BENSON: I'm James Dalle Pazzo just for the record.

MS. BENSON: Thank you. Any comments? I think they have done what we've asked them to do.

MR. BROOK: I think so.

MS. BENSON: And it's an ambitious project.

MR. BROOK: It is. And it continues an alternative use for this property.

MS. BENSON: Yes.

MR. BROOK: And I assume that we haven't had any objections raised by is it what Centreville or Greenville or that association?

MR. ROGERS: No. Nothing has been brought to the attention of the Department at this time.

MR. BROOK: Okay.

MS. BENSON: Okay.

MR. BROOK: We need to approve this. I move we approve it.

MS. BENSON: As.

MR. BROOK: As depicted here. Yes.

MS. BENSON: Okay. Is there a second?

MR. DAVIS: Second.

MS. BENSON: All in favor.

. . . (Everybody said aye) . . .

MS. BENSON: Opposed. Abstained. Motion carries. Moving right along now.

MR. DALLE PAZZE: Thank you very much.

MS. BENSON: Thank you.

MR. BROOK: Okay. Thank you.

MS. BENSON: And we enjoyed seeing the model.

MR. DALLE PAZZE: I can't take credit for it. It's the architect.

MS. BENSON: Well tell him we enjoyed seeing it.

MR. DALLE PAZZE: I will. Okay well thank you very much.

MR. BROOK: All right thank you.

UNKNOWN: I'm the Chair of the Centreville DRAC. Not anywhere near as much work as you do. Good to see you.

MS. BENSON: Well thank you for us being able to see you because and hear you because now we have a sense that your committee is in favor of this.

UNKNOWN: Yeah.

MS. BENSON: Thank you.

UNKNOWN: It was Simon who was here with the architect at your last meeting. He is in the firm as well.

MS. BENSON: Okay.

UNKNOWN: All right thank you very much.

MR. BROOK: Thank you.

MS. BENSON: The report of the Preservation Planner. That's you.

MR. ROGERS: Yes. So I wanted to give you you all a heads up and I've sent already out to you the agenda for the 17th. We are going to go into a special hearing in an effort to turn around the National Register Nominations so they can make their hearing the following day on the 18th with SHPO. So I sent out the material a little while ago because obviously we were going to have a hearing on March 20th, however, unfortunately snow happened and we weren't unable to hear it nor was my future replacement able to be interviewed during that day so that's the other end of it. They should hopefully be interviewed this week. That's really the update in that term. So we are at the point where we will be doing interviews hopefully this week and from that point. So it's only a

matter of time before you get to say adieu to me.

MR. BROOK: Can you say how many candidates there are?

MR. ROGERS: I think they've narrowed it down to six. There was originally up around 29.

MR. BROOK: Really.

MR. ROGERS: Which is amazing and 29 people who were qualified enough to take the test. So that's quite impressive considering when Valerie and I went through and put together the criteria for it we were pretty specific as to what it was.

MR. BROOK: Okay.

MR. ROGERS: And what you would need to do. We went with certain requirements and then we were also pretty clear on what as clear as we could be in the description of a planner to what you are actually doing.

MR. BROOK: Okay. Good.

MR. ROGERS: So that being said.

MR. BROOK: So that person whoever gets it should not be surprised.

MR. ROGERS: I won't let people get surprised.

MR. BROOK: When they get here.

MR. ROGERS: Once I'm involved with it they won't get surprised.

MR. BROOK: All right.

MS. BENSON: And we hope not because it's a tricky position.

MR. BROOK: It is.

MS. BENSON: Because people come out of both planning and historic preservation and it's got to be a really good balance in

that. Okay the Report of the Chair. Well we are going to get someone to work with and then replace Matt we hope within the next few months.

MR. ROGERS: And I won't leave you completely.

MS. BENSON: Thank you. You better now. Okay public comment.

UNKNOWN: I'm just here about the.

MS. BENSON: No.

MR. ROGERS: It was under old business. There's been nothing presented.

MS. BENSON: Oh you mean Walker's Mill.

MR. ROGERS: Yeah.

UNKNOWN: . . . (Inaudible) . . .

MR. ROGERS: Yeah. No that's actually because of the snow that's the one with the historic district, the historic foundation. That one has actually been postponed to the 17th.

UNKNOWN: The 17th.

MR. ROGERS: Because of snow we were unable to have a hearing.

UNKNOWN: Okay. All right.

MS. BENSON: The bad news is you probably want to come back. The good news is you know where to find us.

MS. SILBER: Yes.

UNKNOWN: The 17th.

MR. ROGERS: As long as we don't have snow again.

MS. BENSON: With the way the weather is you never know. Probably a monsoon this time.

MS. SILBER: Yes.

MS. BENSON: There are no public comments.

MR. BROOK: I move we adjourn.

MS. BENSON: Thank you. Is there a second?

MS. SILBER: I second.

MS. BENSON: All in favor.

. . . (Everybody said aye) . . .

MS. BENSON: Opposed. Abstained. Motion carries. Thank you.

MR. BROOK: I think we just set a record for the shortest meeting ever. (Whereupon this hearing was concluded at 5:12 p.m.).