



HISTORIC PRESERVATION BOARD

Chair: Kim Head

Co-Chair: Hannah Ammar

Secretary:

Treasurer: Jangi Borhi

Mary Frances Howard

Jackie Rapport

Joan Foglia

Tom Stroup

Town Council Liaison: Andy

Williams

Agenda

Agenda

December 7, 2022

4:30 PM

COMMUNITY CONFERENCE ROOM

614 MAIN STREET; BUILDING 100

WINDERMERE, FL 34786

PLEASE TURN OFF ALL CELL PHONES AND PAGERS

PLEASE NOTE: IN ACCORDANCE WITH F.S. 286.26: Person with disabilities needing assistance to participate in any such proceedings should contact the Office of the Clerk at least 48 hours beforehand at (407) 876-2563.

Pursuant to Resolution No. 2005-12 adopted on December 13, 2005, the following Civility Code shall govern all proceedings before the Town of Windermere Historic Preservation Board:

1. All electronic devices, including cell phones and pagers, shall be either turned off or otherwise silenced.
2. Prolonged conversation shall be conducted outside Council meeting hall.
3. Whistling, heckling, gesturing, loud conversations, or other disruptive behavior is prohibited.
4. Only those individuals who have signed the speaker list and/or/who have been recognized by the Mayor (or Chair) may address comments to the Council.
5. Comments at public hearings shall be limited to the subject being considered by the Council
6. Comments at Open Forums shall be directed to Town issues.
7. All public comments shall avoid personal attacks and abusive language
8. No person attending a Historic Preservation Board meeting is to harass, annoy, or otherwise disturb any other person in the room.

Any member of the public whose behavior is disruptive and violates the Town of Windermere Civility Code is subject to removal from the Historic Preservation Board meeting by an officer and such other actions as may be appropriate. PLEASE NOTE: IN ACCORDANCE WITH F.S. 286.0105: Any person who desires to appeal any decision at this meeting will need a record of this proceeding. For this, such person may need to ensure that a verbatim record of such proceeding is made which includes the

AGENDA

1. THE MEETING IS CALLED TO ORDER BY THE CHAIR

2. OPEN FORUM / PUBLIC COMMENT (3-Minute Limit)

3. MINUTES

a. October 5, 2022 Minutes (Attachment - Board Option)

4. UNFINISHED BUSINESS

a. Inspection List

- i. Sample inspection report (attached)

b. Immediate Maintenance

- i. 1887 School House
 - 1. Roof damaged by Ian
 - 2. Hole in the floor behind chalkboard

c. Plaque Location

- i. Pedestal at walkway head for Eagle Scout listing

d. School House Site Plan

e. Food Truck Liaison Report (Jackie Rapport to present)

f. Historic Walking Tour

- i. Kim Hawkins-Head is creating a subcommittee

5. NEW BUSINESS

a. Brain Storm Ideas for 2025 Centennial (established as a residential development in 1889 and chartered in 1925)

- i. Party

ii. Scavenger Hunt

iii. Signage

iv. Art

v. Subcommittee

b. 2023 HPB Positions

i. Secretary

ii. Treasurer

iii. Suggestions for additional board members

6. LIAISON REPORTS

a. Staff Liaison Tonya Elliott-Moore

b. Council Liaison Andy Williams

7. ANNOUNCEMENTS

8. ADJOURN



Historic Preservation Board

Meeting Minutes 4:30 Wed, October 05, 2022
[614 Main Street Windermere, FL 34786](#)

Call to order: 4:33: Kimberly Head Motioned by Mary Fran Howard second by Jackie Rapport

Attendees included:

Hannah Ammar, Jackie Rapport, Mary Fran Howard, Tom Stroup, Kim Hawkins-Head

Members not in attendance included Jangi Borhi, Joan Foglia

Approval of minutes: Mary Fran Howard second by Jackie Rapport second • Members approved

UNFINISHED BUSINESS

- **Welcome New Board Member:** Tom Stroup
- **Inspection List:** Tom Stroup will head project (list from former member Travis Bonnett)
- **Immediate maintenance:** (roof on school house damaged by Hurricane Ian, hole in floor behind chalk board.)
- **Plaque location:** pedestal (at walk-way head) for Eagle Scouts listings
- **School House Site Plan:** may need to outsource to survey company. Kim Head will discuss with Tonya Elliott-Moore.
- **Food Truck Liaison:** Jackie Rapport
- **Town Emails:** all committee members were alerted to use Town of Windermere Outlook Email for all board communications. Contact town offices if assistance is needed.
- **Historic Walking Tour: Kim Hawkins-Head is creating a sub-committee**

NEW BUSINESS

- HBP to donate \$2,000.00 to Town of Windermere for the Holiday Hoopla event. Kim Head motioned; Jackie Rapport seconded; all approved.
- Brain-storming ideas for town's 100 year birthday (Windermere was established as a residential development in 1889 and chartered in 1925). Some ideas: party, scavenger hunt, signage, art – a committee will be formed.

Announcements: All Windermere boards & committees can now have more than seven board members (voted by Town Council July 2022)

Adjournment: 5:32 pm / Kimberly Head Motioned by Mary Fran Howard second by Jackie Rapport

Historic Preservation Board Chair

Date of approval

Windermere Historic Preservation Board
Historic Structure Assessment

Boat House #1

Prepared For:



THE TOWN OF
Windermere

Prepared By:



WINDERMERE
-HISTORIC-
PRESERVATION
-BOARD-
— —

Town of Windermere
Historic Preservation Board



LOCATION MAP



Prepared for:



Town of Windermere

Boat House Inspection Report

Boat House #1

Prepared by:



CONTENTS OF REPORT

- | | |
|---|---|
| A. Condensed Inspection Report | C. Evaluation of Previous Corrective Action |
| B. Comprehensive Report of Deficiencies | D. Required Maintenance Repair and Rehabilitation |

REPORT IDENTIFICATION

ADDRESS #: 210 Pine Street

DATE INSPECTED: July 30, 2021

STATUS

Type of Inspection: Initial Routine Interim

This report identifies deficiencies which require prompt corrective action:

YES NO

INSPECTOR(S)

INITIALS

ENGINEERING REGISTRATION #

Travis Bonnett

TB

CGC 1521491

A. CONDENSED INSPECTION REPORT

MAJOR FEATURE			MAJOR FEATURE			MAJOR FEATURE		
ELEM #	ELEMENT	NCR	ELEM #	ELEMENT	NCR	ELEM #	ELEMENT	NCR
S.00	Overall Rating	3	S.04	Roofing	4	S.08	Walkways/ Access	3*
S.01	Foundations	3*	S.05	Siding	N/A	S.09	Electrical	N/A
S.02	Framing	3*	S.06	Paint	4	S.10	Miscellaneous	3*
S.03	Roof Decking	4	S.07	Interior Walkways	3*			

* Deficiencies exist in this element that warrant written descriptions (see Section B of this report). NOTE: Element ratings are for all items on the structure under that respective element heading. Individual items within each element may have ratings below the overall element rating shown in this table.

NUMERICAL CONDITION RATING (NCR) DEFINITIONS

CODE	DESCRIPTION
N/A	Not applicable
4	<u>Good:</u> Performs intended function with high degree of reliability and/or effectiveness
3	<u>Fair:</u> Performs intended function with small reduction in reliability and/or effectiveness
2	<u>Poor:</u> Performs intended function with significant reduction in reliability and/or effectiveness; repair or replacement may be required.
1	<u>Critical:</u> Does not perform intended function at an acceptable level of reliability and/or effectiveness; repair or replacement is required

Prepared for:



Town of Windermere

Boat House Inspection Report

Boat House #1

Prepared by:



B. COMPREHENSIVE REPORT OF DEFICIENCIES

S.01 Foundations-

S.02 Framing-

S.03 Roof Decking-

S.04 Roofing

S.05 Siding

S.06 Paint

S.07 Interior Walkways

S.08 Walkways/ Access

S.09 Electrical

S.10 Misc.

Windermere Historic Persevation Board inspection team used generally-accepted standards and procedures throughout the inspection.

NOTE: There is no representation that all latent inadequacies were, or could have been, detected.