

**MINUTES
TOWN OF FORT MILL
HISTORIC REVIEW BOARD
April 11th, 2023
112 Confederate Street
4:30 PM**

Present: Chairman Louis Roman, Megan Brinton, Scott Couchenour, Elizabeth Leventis, Planning Director Penelope Karagounis, Senior Planner Alex Moore

Absent: David Booth, Jessica Scarlett, Nikki Todaro

Guests: Chris Pettit

CALL TO ORDER

Chairman Louis Roman called the meeting to order at 4:30 PM.

APPROVAL OF MINUTES

Chairman Louis Roman entertained a motion to approve the minutes from the March 14th, 2023, HRB meeting. Elizabeth Leventis made a motion to approve the minutes. Scott Couchenour seconded the motion. Then, by a vote of 4-0, the minutes for the March 14th, 2023, meeting were approved.

OLD BUSINESS

1. Update on Certificate of Appropriateness (COA)

At the historic review board (HRB) meeting on February 14th, 2023, the HRB granted a certificate of appropriateness to the Town of Fort Mill to replace the playground equipment at 345 N. White Street (Walter Y. Elisha Park). This approval was granted with the condition that town staff return to HRB with an update on accessibility and connectivity issues at the park. To that end, Chris Pettit, Assistant Town Manager attended this meeting.

Mr. Pettit began by noting that at the February 14th HRB meeting there was a good deal of discussion regarding ADA accessibility with the upgrading of the playground. He then stated that at the time of the February HRB meeting that the location of the playground equipment on the site was undetermined. Thus, once a final determination on the equipment was made, the town building official, and the project contractor met on site to conclude what needed to happen in the field to facilitate appropriate ADA accessibility.

Mr. Pettit then presented two photographs of the completed project. The first photo illustrated an ADA ramp connection between ADA parking spaces on Ardrey Street and the overall pedestrian path within the park. The second photo illustrated an ADA connection path between the playground and the overall park pedestrian path.

Mr. Pettit indicated that these two improvements were what was required for ADA compliance based upon the town building official's review of this project.

Megan Brinton asked Mr. Pettit if there would be a border between the surrounding grass within the park and the playground surface.

Mr. Pettit responded that there would be some type of edge which provided separation but that at this time the contractor was finalizing grading on the perimeter of the playground surface.

Ms. Brinton asked about the transition between the new concrete path and the playground surface.

Mr. Pettit stated that there would be a flat transition between the concrete path and the soft surface playground and that the balance of the playground perimeter would have a minor, defining edge for the purpose of separation from the grass. Such separation would prevent damage from occurring to the soft surface due to grass cutting and/or weed eating on the perimeter.

Chairman Louis Roman asked Mr. Pettit if access to the playground would allow for a wheelchair to go up the ramp of the equipment.

Mr. Pettit stated that the access would allow for most of the playground elements to be ADA inclusive.

Scott Couchenour asked Mr. Pettit if ADA requirements mandated that restrooms or water fountains be accessible.

Mr. Pettit responded that there was nothing within the scope of this project which would require that such access be provided. However, he also indicated that ultimately the town intended to make improvements which would provide for better accessibility via improvement of the existing pedestrian paths around the park. Such a project would also contemplate additional swings and lighting. However, this plan has not yet been engineered or funded. Funding for such a project would come from available money at the appropriate time rather than from anticipated revenues.

Mr. Couchenour asked if the park had been deeded to the town.

Mr. Pettit stated that the park has been deeded to the town in 2016-2017, but that there were lots of requirements made by the Springs family as part of this. For example, this agreement with the Springs family required that the playground equipment consist of neutral colors and that most of the park must remain as green open space.

Chairman Roman noted that perhaps two-thirds of Elisha Park was within the historic district while the balance was outside the purview of HRB.

Mr. Pettit concurred with this statement and indicated that the historic district line was based on an old right-of way to the north of the current project. He then elaborated to note that there would not be a large amount of additional building improvements undertaken by the town within the park because biggest benefit of the park is the large amount of green, open space available to citizens.

Chairman Roman then stated that the improvements that have been undertaken by the town to date have made a positive difference and that the best use of the space was currently being realized.

Mr. Pettit responded that town has had the amphitheater for a couple of years now and that everyone was excited about the continued use of the recent improvements.

Mr. Couchenour then asked if the existing water fountains in the park were managed by the town.

Mr. Pettit responded that some of the water fountains were owned by Springs and that others were owned by the town. However, the town could be made aware of issues with any of the water fountains and subsequently effect the necessary repair.

Ms. Brinton then asked Mr. Pettit what the timetable was for having the playground open.

Mr. Pettit responded that the play surface must cure for approximately 30 days and that it would be open prior to the Fort Mill Strawberry Festival on May 6th.

There being no other questions or discussion, Chairman Roman entertained a motion to accept the report from Assistant Town Manager Chris Pettit.

Mr. Couchenour made a motion to accept the report as presented.

Elizabeth Leventis seconded the motion.

By a vote of 4-0, the HRB approved the motion to accept the report from Assistant Town Manager Chris Pettit as presented.

INFORMATION & DISCUSSION

1. Recognition of Service: Louis Roman
2. Recognition of Service: Nikki Todaro

During the information and discussion portion of the meeting, Planning Director Penelope Karagounis recognized Chairman Louis Roman for his nine years of service to the Town of Fort Mill Historic Review Board. Ms. Karagounis presented a plaque to Chairman Roman which read *The Town of Fort Mill extends its greatest respect and appreciation to Mr. Louis Roman for nine years of dedicated service on the Historic Review Board. Your selfless contribution to this role has helped make Fort Mill a great place to live, work, play, and serve. The town is proud to honor you for your extensive hard work and commitment.*

Chairman Roman then thanked Ms. Karagounis for the plaque and recognition amid a round of applause from all in attendance.

Ms. Nikki Todaro was not in attendance at the meeting. Ms. Karagounis then noted that Nikki Todaro had filled a position on the historic review board for an unexpired term. Due to lack of attendance at meetings, Ms. Todaro was not reappointed to the historic review board. However, Ms. Karagounis stated that she thanked Ms. Todaro for her time served on the board.

Ms. Karagounis took this opportunity to note how important it was for board members to maintain consistent attendance at meetings.

Chairman Roman thanked everyone again and stated that it has been a great pleasure to serve. There being no further business, Chairman Roman adjourned the meeting at 4:46 PM.

Respectfully submitted,

Alex J. Moore, AICP

Senior Planner

April 25th, 2023