



## HISTORIC PRESERVATION COMMISSION AGENDA

A public hearing will be held by the Historic Preservation Commission of the City of Dothan, Alabama, on **Thursday, September 9, 2021 at 4:00 p.m.**, in the City Commission Chambers, 126 North St. Andrews Street, Room 203, of the Roy L. Driggers Municipal Building (Civic Center).

The Historic Preservation Committee has a preliminary meeting to review the agenda with the Planning Staff on Wednesday, **September 8, 2021 at 1:00 p.m.**, in the Planning Conference Room, third floor of the Civic Center, Room 305. This meeting is also open to the public.

The following items will be reviewed at the meeting:

1. **Roll Call:** Chair, Wes Grant\_\_\_ Vice-Chair, Michael Jackson\_\_\_ Bart Liddon\_\_\_ Jon Smith\_\_\_ Seaborn Wood IV\_\_\_ Pete McInish\_\_\_ Bay Chapman\_\_\_ Ruby Harris\_\_\_ Michael Riddle\_\_\_
2. **Approval of Agenda**
3. **Approval of May 13, 2021 Meeting Minutes**
4. **Disclosure of ex parte contact**

### Old Business

None

### New Business

5. **HPC-21-0251: Certificate of Appropriateness request for façade improvements – Property located at 150 North Foster Street - B-1 District - Downtown Books represented by Jason Schmidt.**
6. **National Register Nomination - Moody Hospital located at 311 N. Alice Street.**
7. **Discussion**
8. **Adjourn**

Anyone interested in any item listed on this agenda is encouraged to contact the Planning and Development Office at 615-4410 for further information.

**HISTORIC PRESERVATION COMMISSION  
MEETING MINUTES  
MAY 13, 2021  
DOTHAN, ALABAMA**

The Historic Preservation Commission (HPC) held a meeting on **Thursday, May 13, 2021, at 4:00 p.m.**, in the Board Room, 126 North St. Andrews Street, on the second floor of the Roy L. Driggers Municipal Building (Civic Center).

Chair, Wes Grant brought the meeting to order at 4:00 PM.

- 1. Members present:** Chair Wes Grant, , Jon Smith, Bart Liddon, and Pete McInish, Seaborn Wood, IV, Bay Chapman, and Michael Riddle.

**Members absent:** Ruby Harris. Vice-Chair Michael Jackson

**Others Present:** Frank Breaux, AICP, Principal Planner; Yvette Thomas, Sr. Planner; Craig Walden, Building Official, Sandi Willis, Building Inspections; Blaine Hoskins and Riffat Farjana, Planning Department Summer Interns; and, Theresa Eddy, Secretary.

- 2. Approval of Agenda**

*Mr. Liddon made a motion to approve the agenda, Mr. Smith seconded, and the motion carried.*

- 3. Approval of April 8, 2021 Meeting Minutes**

*Mr. McInish made a motion to approve the minutes, Mr. Wood seconded, and the motion carried.*

- 4. Disclosure of ex parte contact – Bart Liddon – HPC-21-0162.**

**Old Business**

None.

**New Business**

- 5. HPC-21-0161: Certificate of Appropriateness request – Building addition– Property located at 344 N. Oates Street – B-1 District – Gantt Pierce representing PC, LLC.** Mr. Alan Dixon representing Mr. Pierce and PC, LLC, addressed the commission. Mr. Dixon gave an overview of the building and the project. Mr. Liddon asked if Mr. Dixon was going to keep to the aesthetics of the Historical District since the building was non-conforming, to which Mr. Dixon affirmed. With no further questions, Chair Grant asked for a motion. *Mr. McInish made a motion to approve the Certificate of Appropriateness as presented with the staff analysis and recommendations, Mr. Smith seconded, and the motion carried.*

6. **HPC-21-0162: Certificate of Appropriateness request – New windows, signs, exterior modifications, repaint exterior – Property located at 251 E. Main Street – B-1 District - Liddon Furniture Co, Inc.** William and Haley Liddon, Liddon Furniture and Brad Sanders, Sign Erectors, addressed the commission. Mr. Liddon explained that the present blade sign was rusted beyond repair and it would be cost-effective to replace it with a new sign. The new sign will look the same and hung in the same location. The only thing that will change was that it would be bronze and white to match the new window colors. All of the windows will be double hung and be bronze on the outside and white on the inside. They are putting pavers in the front walkway and back entrance area. They want to paint the building off-white and trim it in bronze to match the windows. Ms. Chapman asked what was under the area where they wanted to put pavers, to which Mr. Liddon stated that it was concrete. Ms. Chapman asked what the second floor was being used for, to which Mr. Liddon explained that it was storage, but could eventually become useable. Mr. Smith asked if the original freight elevator was still there, to which Mr. Liddon explained that there were two but, neither worked. Chair Grant stated that there was a full basement, to which Mr. Liddon affirmed that they use it for storage. Mr. Smith spoke about the building being off-white and the awning bronze, to which Mr. Liddon remarked that he would be agreeable to that. Ms. Chapman asked if there was an exposed plate on the building where the present sign hung, to which there wasn't one. Mr. Smith asked how old the sign was and no one knew the exact date but it was over 50 years old. Mr. Liddon remarked that he may repaint the old sign and put it in the store somewhere but it was dependent on the quality of the sign. Mr. Liddon stated that they would like to replace the windows in the back with the double-hung painted white and bronze to match the front. They would take the bars off the two windows, remove the shutters, box in the columns, and redo the landscaping. They would remove the existing concrete stairs and replace them with a more useable concrete staircase with the same type of pavers as the front. They will be upgrading the signage above the door with LED lighting behind it. They plan on removing some plywood from the back and installing some windows and flower boxes. Mr. Smith asked what type of window they would install, to which Mr. Liddon started the same double-hung. They will be bricking in a single door in the back that hasn't been used in years. Chair Grant asked if there were any further questions with no response. Chair Grant then asked for a motion. ***Mr. Smith made a motion to approve the Certificate of Appropriateness as presented with the staff analysis and recommendations, and to include a recommendation from the HPC that the metal panels above the front awning be painted the Heron Plume color, and that the shutters be removed from the back windows and not be reinstalled, and to install double-hung windows in the back of the building, and replace the walkways with pavers, Mr. McInish seconded, and the motion carried.***

7. **Committee Updates:**

- **Design Guidelines – No update.**

- **Commercial District and DOD Boundary** – The committee met and discussed creating a Top 5 list of buildings to recommend for historic preservation, creating an application, and creating a list of Contributing, Non-contributing, and Intrusive buildings. Ms. Thomas stated that she was investigating adding the Dothan Cemetery.

**8. Discussion**

**9. Adjourn**

***Mr. Liddon made a motion to adjourn, Mr. Wood seconded, and the motion carried. The meeting adjourned at 4:45 p.m. The next meeting will be on June 10, 2021.***

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***Chairman Wes Grant***

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***Theresa Eddy, Secretary***



# HISTORIC PRESERVATION COMMISSION

MEETING DATE – September 9, 2021

CASE NUMBER: HPC-21-0251

Case Manager: Yvette Thomas, Sr. Planner

### Summary of Information:

Project Name:	Downtown Books
Property Address:	150 N. Foster Street
Requested Action:	Certificate of Appropriateness – Façade Renovations
Representative/Applicant:	Jason M. Schmidt /Troy Fountain

Zoning/Land Use:	B-1: Central Business
Historical District:	Downtown Historic District

### General Discussion:

The applicant is requesting a Certificate of Appropriateness to renovate the building located at 150 N. Foster Street. The subject property is located within the jurisdiction of the Historic Preservation Commission (HPC) Downtown Historic District.



### **STAFF ANALYSIS:**

- The two-story building is located within the Downtown Historic District. The building is identified as being non-contributing structures in the 2016 Downtown Historic Survey:
  - ***5. 150 North Foster Street, before 1903 (non-contributing building, due to alterations) (#6 1983 NC, #6 1994 NC—120 N Foster) Now Delectable Edibles Café. This two-story brick building faces west on North Foster Street. The decorative brick cornice and panels and second floor façade have been covered with smooth stucco, pre-1983. Second floor windows have been replaced with metal casement windows. The original cast-iron storefront and transom windows were covered over and modernized with brick, wood, and glass, before 1983. The storefront appears to have been altered again after 1983 with brick, wood, and glass, but the upper façade remains largely unaltered from 1983 inventory.***
- The applicant is proposing an exterior and interior renovation of the building. The scope of work will include:
  - removal of the existing non-contributing awning,
  - new exterior signage
  - removal of existing double doors, addition of storefront window and painted wood watertable similar to 156 N. Foster
  - new exterior paint
- While the building is considered non-contributing due to previous alterations, the proposed modifications will not impact the remaining historic character of the building or the Downtown Historic District. The changes will help to continue and extend the life of the building and allow for a more efficient use of space.
- The proposed scope of work is consistent with the requirements of the commercial guidelines and the Downtown Overlay District.

### **RECOMMENDATION:**

If the Historic Preservation Commission chooses to grant a Certificate of Appropriateness per Section 50-97(c)(1) of the Historic Preservation Ordinance, it may do so with the conditions as outlined in Section 50-98., "Compliance" of the Dothan City Code. Staff recommends approval of the request.



PROPOSED REMOVAL OF EXISTING DOUBLE-PANED AND STORMDOOR WINDOW, WASTEBASKET SIMILAR TO SEE IN POSTER.

PROPOSED REMOVAL OF EXISTING DOUBLE-PANED AND STORMDOOR WINDOW, WASTEBASKET SIMILAR TO SEE IN POSTER.

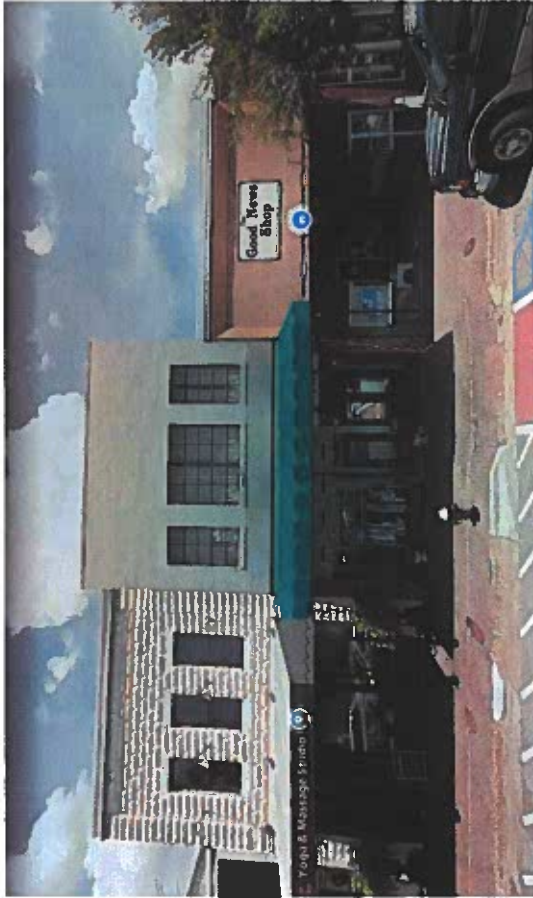
**Bradley & Schmidt**  
 Architects, PLLC  
 Phone (334) 794-2242  
 254 Montgomery Road, Suite 17  
 Dothan, AL 36023

INTERIOR & FACADE IMPROVEMENTS  
 for Historic Building at  
 150 NORTH POSTER STREET  
 DOTHAN, ALABAMA

DATE	
PROJECT	
NO.	
DATE	
NO.	

ELEVATION CONCEPT  
 SHEET TITLE

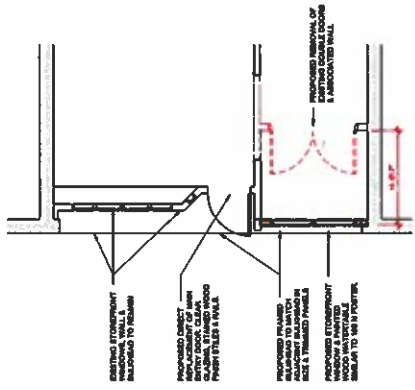
A2.1



**EXISTING WEST ELEVATION**  
 3/16" = 1'-0"



**PROPOSED WEST ELEVATION**  
 3/16" = 1'-0"



**MAIN ENTRY PLAN**  
 1/4" = 1'-0"

**ACCENT COLOR:**  
 BW 6144 - DAPPER TAN

**FIELD COLOR:**  
 SW 6187 - FAVORITE TAN

**WALL FIELD COLOR & SIGN BACKGROUND COLOR:**  
 BW 2847 - ROTOCROFT BOTTLE GREEN

PROPOSED REMOVAL OF EXISTING DOUBLE-PANED AND STORMDOOR WINDOW, WASTEBASKET SIMILAR TO SEE IN POSTER.



## **CITY OF DOTHAN**

### **Resolution in Support of the Nomination of the Moody Hospital to the National Register of Historic Places**

WHEREAS, the *Moody Hospital* located at 311 North Alice Street, is the last remaining example of an early 20<sup>th</sup> century, private hospital in Dothan; and

WHEREAS, the goal of the City of Dothan's Historic Preservation Commission is to preserve our city's past and support the local economic vitality of our community through the protection, restoration, and redevelopment of historic resources; and

WHEREAS, this nomination is consistent with our community's interests and goals related to historic preservation; and

WHEREAS, the designation will improve our community's ability to protect and promote its historical resources now therefore be it resolved that the City of Dothan's Historic Preservation Commission is in full support of the nomination of the Moody Hospital to the National Register of Historic Places; and

BE IT FURTHER RESOLVED, that a copy of this resolution be forwarded to the Alabama Historical Commission, Alabama National Register Review Board, and the National Register of Historic Places.

I hereby certify that the above Resolution was duly adopted by the Historic Preservation Commission at a meeting held on September 9, 2021.

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Wes Grant, Chair  
City of Dothan, Historic Preservation Commission





# ALABAMA HISTORICAL COMMISSION

468 South Perry Street  
Montgomery, Alabama 36130-0900  
334-242-3184 / Fax: 334-240-3477

Lisa D. Jones  
Executive Director  
State Historic Preservation Officer

July 23, 2021

Yvette Thomas  
City of Dothan  
P.O. Box 2128  
Dothan, AL 36302

**Re: Moody Hospital  
311 North Alice Street  
Dothan, Houston County, Alabama**

Dear Ms. Thomas:

I am pleased to inform you that the above-mentioned property will be considered by the Alabama National Register Review Board for nomination to the National Register of Historic Places on September 23, 2021. Enclosed is a copy of the map and a fact sheet on the National Register.

Moody Hospital was originally constructed in 1916 and expanded in 1922 and again in 1929. It is being nominated to the National Register for its significance as the only surviving example of a private hospital established in Dothan by local physicians in the early 20<sup>th</sup> century. A copy of the nomination is available upon request from the Alabama Historical Commission.

Since Dothan is a Certified Local Government, there are certain National Register notification responsibilities. Within 60 days of this notification, please submit to the Alabama Historical Commission your opinion as to whether or not this property meets the criteria for listing in the National Register. This opinion shall constitute formal comment by the Certified Local Government and may be as simple as an affirmative statement that the district meets the criteria for listing in the National Register. However, if in your opinion this property does not meet the criteria, reasons for that opinion should be stated.

Please send your written comments to:

Alabama Historical Commission  
Attn: Lee Anne Wofford  
468 S. Perry Street  
Montgomery, Alabama 36130-0900

I appreciate your support of the National Register program in Alabama. If you have any questions, please contact Ms. Lyn Causey, National Register Coordinator at 334.230.2696 / [Evelyn.Causey@ahc.alabama.gov](mailto:Evelyn.Causey@ahc.alabama.gov).

Sincerely,

Lee Anne Wofford  
Deputy State Historic Preservation Officer

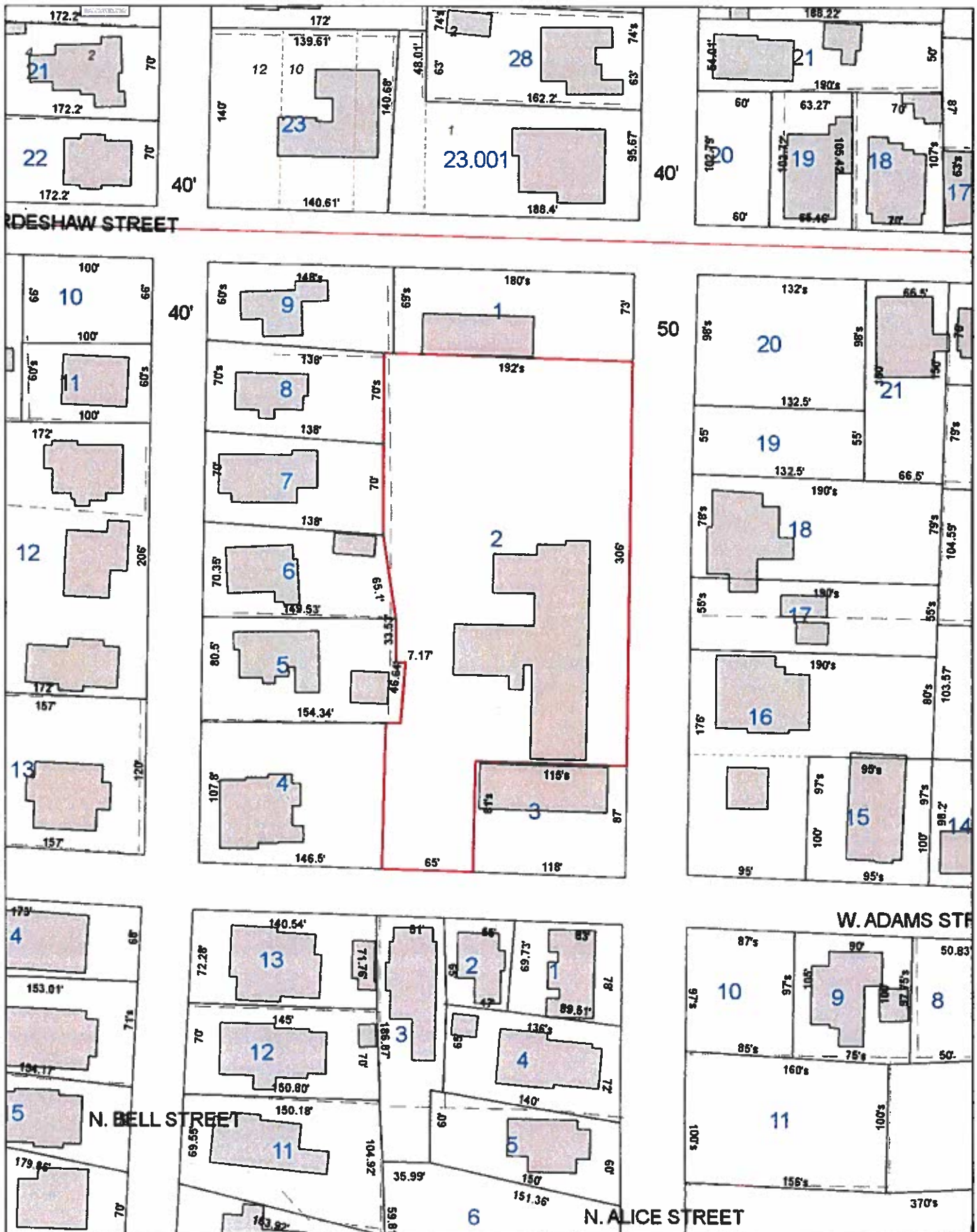
Enclosures

LAW/ec/nj

# Moody Hospital, 311 North Alice Street, Dothan, Houston County

National Register of Historic Places Nomination

Location Map (July 2021)



Map Source: Houston County Public GIS  
(<https://www.alabamagis.com/Houston/>)



468 S. Perry Street  
Montgomery, Alabama 36130-0900  
Voice: (334)242-3184  
Fax: (334)262-1083  
[www.ahc.alabama.gov](http://www.ahc.alabama.gov)

## **NATIONAL REGISTER MEETING NOTICE**

Alabama's National Register Review Board will consider Moody Hospital, Dothan, Houston County, Alabama for nomination to the National Register of Historic Places.

When: September 23, 2021

Time: 10:30 am

Where: Alabama Historical Commission, 468 S. Perry Street, Montgomery, Alabama 36104

Properties listed in the National Register are:

- recognized as significant to the nation, state, or community;
- considered in the planning of federal or federally assisted projects;
- eligible for federal and state tax benefits.

National Register listing does not place any restrictions on a property at the state or federal level, unless property owners choose to participate in tax benefit or grant programs.

If you would like to participate in the conference or if you have any questions regarding the proposed National Register nomination or process, please contact Lyn Causey at 334.230.2696 or [Evelyn.Causey@ahc.alabama.gov](mailto:Evelyn.Causey@ahc.alabama.gov).



# ALABAMA HISTORICAL COMMISSION

The State Historic Preservation Office  
(SHPO)

468 S. Perry Street  
Montgomery, Alabama 36130-0900  
Voice: (334)242-3184  
Fax: (334)262-1083  
www.ahc.alabama.gov

## National Register Fact Sheet

The National Register of Historic Places is the nation's official list of buildings, structures, objects, sites, and districts worthy of preservation for their significance in American history, architecture, archaeology, and culture. The National Register was established by the National Historic Preservation Act of 1966.

### **The National Register DOES...**

Identify significant buildings, structures, sites, objects, and districts.

Encourage the preservation of historic properties by documenting their significance and by lending support to local preservation activities.

Enable federal, state, and local agencies to consider historic properties in the early stages of planning projects.

Provide for review of federally funded, licensed, or sponsored projects which may affect historic properties.

Encourage the rehabilitation of income-producing historic properties through tax incentives.

Provide eligibility for the Alabama Historic Rehabilitation Tax Credit program for owner-occupied historic homes and income-producing properties.

In Alabama, National Register eligible or listed properties, regardless of use, are assessed at the residential Ad Valorem rate of 10%. Contact the Alabama Historical Commission for more information.

### **The National Register DOES NOT....**

Restrict the rights of private property owners in the use, development, or sale of private historic property. Require that properties be maintained, repaired or restored.

Automatically lead to historic district zoning or landmark designation.

Force federal, state, local, or private projects to be stopped.

Provide for review of state, local, or privately funded projects which may affect historic properties.

Guarantee that grant funds will be available for all historic properties or projects.

Provide federal tax credits to owners of residential historic properties, unless those properties are rental and treated as income-producing by the IRS.

Provide a marker or plaque for registered properties (owners may purchase a marker or plaque through the Alabama Historical Commission).

### How are properties listed in the National Register?

- Anyone can nominate a property to the National Register.
- The Alabama Historical Commission sends letters to all property owners whose property is included in a nomination. Property owners can object to the listing. If a majority of property owners object to the listing, then the property will not be listed. Objecting to a nomination will not remove individual properties from the nomination.
- All nominations for Alabama are reviewed by the Alabama Historical Commission and Alabama's National Register Review Board, made up of volunteer preservation professionals from around the state.
- Complete nominations, objection letters, and public comments are mailed by the Alabama Historical Commission to the National Park Service in Washington, D.C. for final review.

### What makes a property eligible for the National Register?

- A property must be at least 50 years old and have some historical or architectural importance.
- A property only has to be important because of their role in the history of their communities.