

**HISTORIC LANDMARK COMMISSION
CITY OF MANSFIELD**

December 4, 2018

Chairman Smith called the meeting to order at 5:30 p.m. in the Planning Conference Room of City Hall, 1200 East Broad Street, with the meeting being open to the public and notice of said meeting, giving date, place, and subject thereof, having been posted as prescribed by Chapter 551, Texas Government Code.

Present:

Robert Smith	Chairman
David Littlefield	Vice-Chairman
Mark Walker	Commissioner
Justin Gilmore	Commissioner
Lynda Pressley	Commissioner
Ginny Graygor	Commissioner
Rick Weintraub	Commissioner

Absent:

Houston Mitchell	Commissioner
Arnaldo Rivera	Commissioner

Staff:

Art Wright	Planner
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Approval of Last Meeting Minutes

Chairman Smith called for approval of the minutes of the October 9, 2018, meeting. Commissioner Gilmore made a motion to approve the minutes as presented. Commissioner Weintraub seconded the motion which carried by a vote of 7 to 0.

Discussion on the Historic Preservation Tax Incentive Program

Mr. Wright presented an overview of the proposed ordinance establishing three levels of historic tax exemptions for new landmarks, and for repairs or renovations on the exteriors of existing landmarks. Mr. Wright explained that the Chief Appraiser of the Tarrant Appraisal District was currently reviewing the draft ordinance and would be providing an opinion on whether the provisions would meet the Chief Appraiser's standards. Mr. Wright also explained that the draft ordinance included provisions to allow the Commission to approve all or a portion of the total allowable exemption, based on the nature and value of a project.

Mr. Gilmore asked if the exemptions would be based on the total assessed value of the improvements. Mr. Wright explained that the exemptions were based on the total assessed value for the City's portion of the property tax, and did not include an exemption from the school district or county property taxes. Mr. Wright explained that staff would calculate the potential value of an exemption and report it to the Commission. Also, the Commission could lower the exemption amounts if they believed the tax relief would be excessive.

Commissioner Weintraub asked which properties should be eligible, and how the Commissioners could be informed of the history or reason for considering the recommended properties. Mr. Walker suggested using the Tarrant County Historic Resource Book for Mansfield (the Blue Book). Mr. Wright stated that he would provide the Commissioners with a copy of the Blue Book, as well as the City's official Historic Resources Survey.

The Commissioners then discussed the number of potential new landmarks eligible for the 25% tax exemption. Mr. Wright explained that the downtown area was in a Tax Increment Reinvestment Zone intended to provide public improvements to encourage the redevelopment of Historic Mansfield. As the Historic Tax Exemption Program would reduce the taxes on eligible properties, Mr. Wright suggested that

the Commission might want to limit the number of properties to ten. Chairman Smith recommended the properties on the Potential Landmarks map.

Mr. Wright provided photos and information on some of the properties on the map. Vice-Chairman Littlefield suggested that staff provide information to the Commissioners on each property to better guide them in selecting properties for the program.

Chairman Smith directed staff to prepare photos and a brief description for each property on the Potential Landmarks list for the Commissioners to consider at the next meeting.

Commission Announcements

Commissioner Gilmore recommended that, as the Commission was meeting more frequently, that a regular meeting date be set aside each month for the Commission's meetings. Chairman Smith directed staff to establish a calendar for regular meetings on the second Thursday of each month.

Staff Comments

Mr. Wright presented information on the 2019 Real Places conference in Austin, Texas, and requested that any interested Commissioner contact him for details by December 7, 2018.

Adjournment

With no further business, Chairman Smith adjourned the meeting at 6:36 p.m.

Robert A. Smith, Chairman

ATTEST:

Delia Jones, Secretary