

**Glen Rose Historic Preservation Commission  
City Hall  
201 SW Vernon Street  
November 18, 2025  
Regular Scheduled Meeting Minutes**

Moderator: Melinda Patrick, Chairperson

Recorder: Ann Carver, Vice Chair

Melinda Patrick, Chairperson, called the meeting to order at 5:30 pm.

a. Pledge of Allegiance, US Flag

b. Roll call and verification of quorum: Attendees: Melinda Patrick, Ann Carver, Karen Braswell, Sherri Steenson, Austin Bewley and Scott Cole all present

Ember McCune is absent

A quorum has been established, and the meeting will proceed.

Heather Bienko, Historic Preservation Officer (HPO) non-voting and David Lebron Building and Code Officer and Veronica Welch are all present.

Public Comments: Tex Tolar the CVB Director requested to make a few updates regarding the Christmas planning activities for the Historic square. He will have influencers here of the 6<sup>th</sup> and 7<sup>th</sup> of December, he wants to get temp banners and signs hung so that you can see the business that are on the square. Just wanted us to know what his plans where for the upcoming holiday season.

**2. Consent Agenda:**

A. Approval of minutes of October 21, 2025 Preservation Commission meeting, Certificate of Appropriateness Application as submitted by Jessica Douglas for 103 NE Vernon St and Acceptance of the Historical Resource Inventory Reports by Preservation Board members:

Melinda Patrick asked if there were any questions, I have motion to accept the consent agenda items. Ann Caver made the motion accepted as submitted with a second by Karen Brawsell. Motion Passed 6-0

**3. Individual Items for Consideration.**

A. Melinda Patrick read the item doe the commission. Discussion, consideration and possible action regarding a Certificate of Appropriateness Application as submitted by the City of Glen Rose for 300 NE Barnard St. Motion was made by Ann Carver to un-table this item and take no action. Scott Cole seconded the motion. Motion Passed 6-0

B. Melinda Patrick read the following item Discussion, consideration and possible action regarding a Certificate of Appropriateness Application as submitted by Heather Bienko for 706 SW Barnard St. This is requested to take down the chain link fence and replace with a board-on-board cedar pre-finished. Will go from back of the house into the back yard. The pictures have been provided in the packet and Heather states they have discussed this with the adjoining

property owners. Heather Bienko, the property owner, is here and is available for questions if needed. No additional question asked.

Ann Carver made the motion to accept as submitted. Sherri Steenson second and motion passed 6-0.

C. Melinda Patrick read the following Discussion, consideration and possible action regarding Real Places Conference Attendance. Heather then stated that she and Melinda would be attending the 2025 Real Place Conference as presented by the Friends of the Texas Historic Commission in Austin from April 4-8. Motion to accept made by Sherri Steenson second by Karen Braswell. Motion passed 6-0 with Melinda Patrick abstaining from the vote.

D. Melinda Patrick read the following Discussion, consideration and possible action regarding CLG Grant. Presentation by Heather Bienko for us to apply for this grant. Open discussion on what we felt was the greater need at this time. Since the Preservation plan has not been updated since 2008 and Councilman George Freese at the October city council meeting stated that it needs to be updated we felt this might be the perfect time to review our plan and widen the scope.

Motion was made by Ann Carver to apply for the CLG Grant for use in updating Preservation Plan. Second by Sherri Steenson. Motion passed 6-0

E. Melinda Patrick read the following Discussion, consideration and possible action regarding how to apply for City Ordinance 14.03.009-Incentive for Preservation and Improvement funds. Heather Bienko, HPO updated us on the ordinance and the usage of this ordinance. This ordinance replaces the tax abandonment for city property tax. Ann Carver will draft the letter and put into the mail to all historic property owners so they are aware of this added benefit.

Motion was made by Melinda Patrick to end the letters, including the ordinance and application. Second was made by Karen Braswell. Motion passed 6-0.

Melinda Patrick stated that there was no further business before the board, this meeting is adjourned at 6:23 pm

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Melinda Patrick, Chairperson

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Heather Bienko, Historic Preservation Officer