



24-1674

TITLE: Consider/Discuss/Act on an Appeal of the Historic Preservation Advisory Board's Action on a Certificate of Appropriateness for the Relocation of the Historic Thomas Johnson House/Surrey House Located at 312 S Tennessee Street

COUNCIL GOAL: Enhance the Quality of Life in Downtown McKinney

MEETING DATE: June 18, 2024

DEPARTMENT: Development Services - Planning Department

CONTACT: Jennifer Arnold, AICP, Director of Planning
Cassie Bumgarner, Planner I

RECOMMENDED CITY COUNCIL ACTION:

- Staff recommends consideration of and action on the applicant's appeal of the Historic Preservation Advisory Board's action on the Certificate of Appropriateness (COA) for the relocation of the historic Thomas Johnson House/Surrey House, located at 312 S Tennessee Street (HP2024-0025).

ITEM SUMMARY:

- The applicant proposes to relocate the historic Thomas Johnson House/Surrey House located at 312 S Tennessee Street from its current location to the northwest corner of East Standifer Street and Tennessee Street (approximately 450 feet). The Thomas Johnson House was placed on the National Register of Historic Places on October 8, 1987, for local significance for its architecture.
- Applications for demolition/relocation require approval by the Historic Preservation Advisory Board. The Board considered the request at the May 2, 2024 meeting, where they voted to deny the Certificate of Appropriateness in a 6 -0-1 vote. Board Member Escamilla abstained.
- Pursuant to Section 203E.6(b) of the Unified Development Code (Chapter 150 of the McKinney Code of Ordinances), if an applicant disagrees with the Historic Preservation Advisory Board, they may request that the Board's action be

appealed to the City Council. The applicant has requested such an appeal.

- A copy of the Historic Preservation Advisory Board staff report, including all supporting documents, is attached to this staff report for your reference.

OPPOSITION TO OR SUPPORT OF REQUEST:

- Staff has received no citizen comments in support of or in opposition to this request. This does not include emails or letters that may have been sent directly to members of the Council. Staff has not received any citizen comments through the online citizen portal.

BOARD OR COMMISSION RECOMMENDATION:

- On May 2, 2024, the Historic Preservation Advisory Board voted 6-0-1 to deny the Certificate of Appropriateness. Board Member Escamilla abstained.

SUPPORTING MATERIALS:

[Appeal of Denial for 312 S. Tennessee](#)

[Appeal Supplement Letter 6.7.24- 312 S Tennessee Sreet](#)

[HPAB Applicant Submittal](#)

[HPAB Staff Report](#)

[NPS Listing](#)

[312 S Tennessee Relocation Eval](#)

[High Priority Checklist](#)

[Presentation](#)