



DeKalb County Government Planning & Sustainability Department

Government Services Center
178 Sams Street
Decatur, Georgia 30030



MINUTES

Monday, April 20, 2026
6:00 pm
via Zoom

Historic Preservation Commission

Olivia Hallquist, Chair
Joe Rothwell, Vice Chair
Stacey Thibodeaux
Clayton Daspit
Ellen Rankin
Haley Harben
Dennis McConnell



Planning & Sustainability Department

178 Sams Street
Decatur, GA 30030

Current Planning Zoning Division

Lorraine Cochran-Johnson
Chief Executive Officer

Juliana A. Njoku
Director

Historic Preservation Commission Minutes

Monday, April 20, 2026

This was a virtual meeting via Zoom

HPC Members	Present	Absent
Olivia Hallquist, Chair	x	
Joe Rothwell, Vice-Chair	x	
Clayton Daspit		x
Dennis McConnell		x
Ellen Rankin	x	
Haley Harben	x	
Stacey Thibodeaux	x	

Start Time: 6:11 pm

Staff in Attendance: Paige Jennings, Whitney Fuller, Valerie Ross, and Debora Wells

1. Welcome
2. Applications for Certificate of Appropriateness

Consent Agenda

Items moved for approval: A - C

Item moved to the Regular Agenda:

Motion by: Joe Rothwell

Seconded: Stacey Thibodeau

Vote: 5-0

A. HPC-26-1248036

Commission District 02 Super District 06

18 004 15 004

396 Chelsea Circle, Amber Boyd. Replace windows on the rear and side of a historic house.

B. HPC-26-1248061

Commission District 02 Super District 06

18 003 02 017

914 Clifton Road, Eric Rothman. Construct an addition and covered porch on the rear of a historic house and install a pool and hardscape in the backyard.

C. HPC-26-1248078

Commission District 02 Super District 06

18 003 03 023

1658 East Clifton Road, Jeffery Paciero. Install a swimming pool and fence in the backyard of a nonhistoric property.

Regular Agenda

D. HPC-26-1248038

Commission District 02 Super District 06

18 002 04 016

1071 Oxford Road, Evans Harrell. Remove and replace a nonhistoric carport, construct a stoop, and replace the roof on the side elevation of a historic house.

Motion by: Haley Harben

Seconded: Joe Rothwell

Vote: 5-0

The applicant Dan Hanlon spoke in support of the application. The applicant stated that the application was resubmitted to include second level edition over the existing sunroom and removing the large nonhistoric carport and modifying the nonhistoric addition. The applicant also clarified that two versions of the proposed additions were submitted, with the alternate designed submitted at a later date as the preferred version.

Ann and Stephen Yarbrough spoke in opposition of the new design. The neighbors of the property expressed concern that the proposed design is setting precedent for other houses in the neighborhood and that the Commission clarify that if approved, the proposed design and removal of the existing additions is due the additions being non-conforming, nonhistoric additions.

The Commission discussed and agreed that the alternate design, seen on pages 22-25 of the application packet, meet the guidelines best and also meets the Secretary of the Interior guidelines for preservation, as the proposed additions are reversible. The Commission also clarified that the existing additions are indeed nonhistoric and nonconforming, and therefore, this property and scope of work do not create a new standard for other historic properties within the district.

The Commission moved to approve the most recent proposed design, as seen on pages 22-25 of the application packet, with the understanding that the work is appropriate do to the existing additions being nonhistoric and nonconforming to the historic district.

Approved

Approved with Modification

Denied

Deferred

E. HPC-26-1248077

Commission District 02 Super District 06

18 002 06 069

1126 Lullwater Road, Chase Deberson. Remove and replace the roofing on a historic house.

Motion by: Joe Rothwell

Second: Ellen Rankin

Vote: 5-0

The applicant, Contractor Chase Deberson, spoke in support of the application. The applicant clarified that his client prefers to replace the entire tile roof due to damage and the annual cost of repairs. Art Dobby, a neighbor of the property, spoke in opposition of the application and supports staff recommendation for denial. Commissioner Rothwell recommended that additional research be done for similar materials/products and agreed along with Chair Hallquist that the applicant agree to defer the application in order to work with staff to find a common ground solution. The applicant agreed to defer the application and to consult with staff for additional guidance.

Approved

Approved with Modification

Denied

Deferred

New Construction Agenda

F. HPC-26-1248054
18 003 03 023

Commission District 02 Super District 06

1680 East Clifton Road, Alexander Tahinos. Demolish a historic house and construct a nonhistoric house.

Motion by: Stacey Thibodeaux
Second: Haley Harben
Vote: 5-0

Deferred to the next scheduled meeting with the consent of the applicant due to improper public notification.

Approved Approved with Modification Denied **Deferred**

3. Approve Minutes March 2026

Motion by: Joe Rothwell
Second: Ellen Rankin
Vote: 4-0-1, with Commissioner Olivia Hallquist abstained.

4. Old business

5. New business Board training was rescheduled for May 19th.

6. Adjourn

Meeting adjourned at 7:11 pm

Meeting Link:

<https://dekalbcountyga.zoom.us/rec/share/M1s0gzLkI9b6-ywrnjom0FQy9vUHV7qD4x11wPksjZbuPkKJYKdw3NLMcSixhaxD.AoHqVGmC4i41ezWg?startTime=1776721521000>

Passcode: a6K5B*&q