



# CITY OF DAHLONEGA

## Historic Preservation Commission Public Hearing Agenda

March 12, 2025, 6:00 PM

Gary McCullough Chambers, Dahlonega City Hall

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In compliance with the Americans with Disabilities Act, those requiring accommodation for Council meetings should notify the City Clerk's Office at least 24 hours prior to the meeting at 706-864-6133.

Vision - Dahlonega will be the most welcoming, thriving, and inspiring community in North Georgia

Mission Statement - Dahlonega, a City of Excellence, will provide quality services through ethical leadership and fiscal stability, in full partnership with the people who choose to live, work, and visit. Through this commitment, we respect and uphold our rural Appalachian setting to honor our thriving community of historical significance, academic excellence, and military renown.

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### CALL TO ORDER

### APPROVAL OF AGENDA

### PUBLIC HEARING

1. [\(COA-25-1\)](#) Steven Scales, on behalf of Tandra J. Scales, has applied for a Certificate of Appropriateness to replace the shingle roofing with metal roofing at 19 North Chestatee Street, Dahlonega, GA 30533 (tax map parcel D11 004)

### ADJOURNMENT

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Guideline Principles - The City of Dahlonega will be an open, honest, and responsive city that balances preservation and growth and delivers quality services fairly and equitably by being good stewards of its resources. To ensure the vibrancy of our community, Dahlonega commits to Transparency and Honesty, Dedication and Responsibility, Preservation and Sustainability, Safety and Welfare ...for ALL!

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# City Council Agenda Memo

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**DATE:** 3/12/2025  
**TITLE:** COA-25-1  
**PRESENTED BY:** Doug Parks, City Attorney  
**PRIORITY:** Strategic Priority - Communication

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## AGENDA ITEM DESCRIPTION

Steven Scales, on behalf of Tandra J. Scales, has applied for a certificate of appropriateness to replace the shingle roofing with metal roofing at 19 North Chestatee Street, Dahlonega GA 30533 (tax map parcel D11 004).

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## HISTORY/PAST ACTION

None.

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## FINANCIAL IMPACT

None.

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## RECOMMENDATION

Approval. There are multiple metal roof examples within the district including the recently approved "The Underground" addition, the Gold Museum itself, the Smith House and city owned facilities. There are probably fourteen or more examples of metal roofs within the district. Given this fact it cannot be said that asphalt is the dominant roof material in the district. The subject structure is relatively new to the district and far less than fifty years old so there is no true historic precedent for the specific property. The guidelines such as Section 4.5.2 would suggest for historic structures the goal would be to replicate the original roof, but in this case the building is relatively new to the district and does not have true contributing historical significance. Hence either asphalt or metal would be appropriate and would assure compatibility with the district's ambiance. The applicant should be encouraged to select a color compatible with other metal roofs in the historic district.

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## SUGGESTED MOTIONS

Approve in special called meeting which follows the public hearing.

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## ATTACHMENTS

Application for COA-25-1.

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Certificate of Appropriateness · Add to a project

Expiration Date
Active
Request Changes  
(/#/explore/request-changes/2533)
⋮

# COA-25-1



### Details

Submitted on Jan 22, 2025 at 11:01 am



### Attachments

3 files



### Activity Feed

Latest activity on Feb 12, 2025



### Applicant

Steven Scales



### Location

19 NORTH CHESTATEE ST Unit A, DAHLONEGA, GA 30533

View By

Edit Workflow



### Application Review

Completed Feb 07, 2025 at 12:25 pm



### Submitted Application Approval

Completed Feb 07, 2025 at 12:25 pm



### Fee

Due Now





**HPC Staff Report**  
Inspection



**COA Approval**  
Review



### Submitted Application Approval



● **Complete** ▾

Complete

Assignee

Zachary Lloyd

Due date



None



**Zachary Lloyd**

Remove Comment • Feb 7, 2025 at 12:25 pm

Application is now complete.

#### Step Activity

Zachary Lloyd approved this step

Zachary Lloyd assigned this step to Zachary Lloyd

OpenGov system activated this step



**Property Owner's Certification**

I hereby request the action contained with this application relative to the property indicated herein be placed on the Historic Preservation Commission agenda(s) for consideration. I understand that the Planning and Development staff may either accept or reject my request upon review. My request will be rejected if all the necessary data is not presented. I understand that I have the obligation to present all data necessary and required by statute to enable the Historic Preservation Commission to make an informed determination on my request. I will seek the advice of an attorney if I am not familiar with the requirements. I understand that my request will be acted upon at the Historic Preservation Commission meeting(s) and that I am required to be present or to be represented by someone able to present all the facts. I understand that failure to appear at the meeting may result in the postponement or denial of my application. I further understand that it is my responsibility to be aware of relevant meeting dates and times regardless of notification from the City of Dahlonega. I hereby certify that I have read the above and that the above information as well as the attached information is true and accurate. I certify that I am the owner of the property described in the attached legal description, that all information contained in this application is true and correct to the best of my knowledge, and that the applicant and/or agent listed above is authorized to act as the applicant and/or agent in the pursuit of rezoning of this property.

Signature of Property Owner: *Tambra Johnson*  
Printed name of Property Owner: TAMBRA JOHNSON SCATES  
Date of Signature: 2/4/25

The property owner must sign and date this document in the presence of a notary public.

**Notary Public**

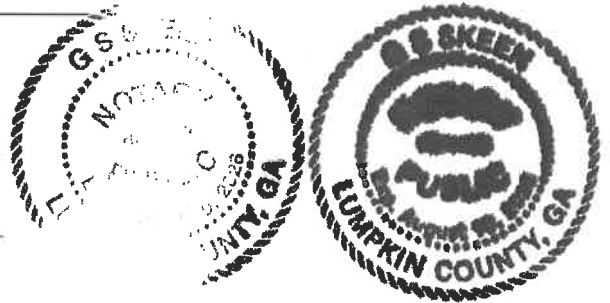
STATE OF GEORGIA, COUNTY OF Lumpkin

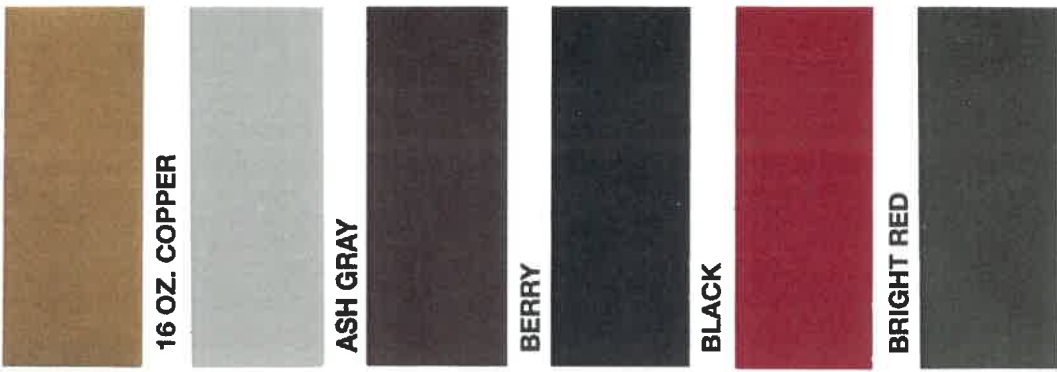
Sworn and subscribed before me this 4 day of February, 2025.

Printed Name of Notary Public: G S SKeen

Signature and Seal of Notary Public: *G S SKeen*

Notary Public Commission Expiration Date: 8.10.2026





16 OZ. COPPER

ASH GRAY

BERRY

BLACK

BRIGHT RED

BURNISHED SLATE



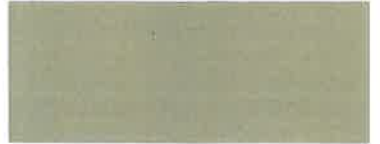
CHARCOAL GRAY



COCOA BROWN



COPPER PENNY



DESERT SAND



EVERGREEN



FERN GREEN



GALLERY BLUE



GALVALUME



HAWAIIAN BLUE

**“Where Quality STEEL Matters!”**



**GEORGIA METALS, INC.**

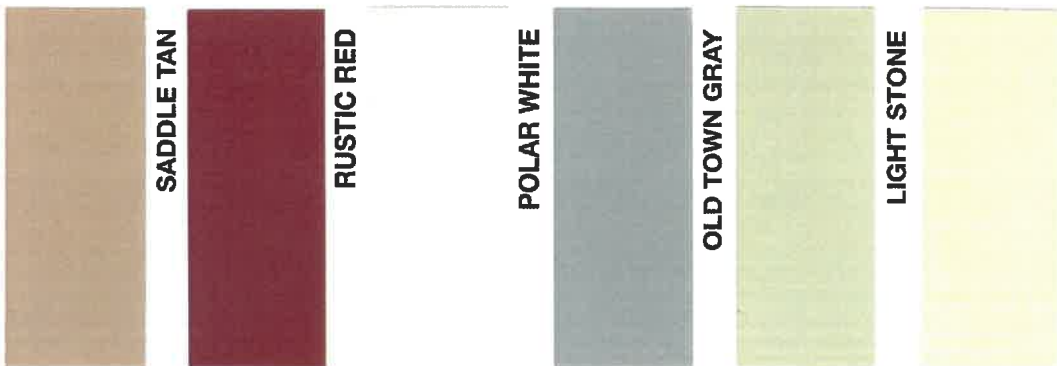
[GeorgiaMetals.com](http://GeorgiaMetals.com)



**SHERWIN-WILLIAMS.**  
Coil Coatings

**WeatherXL™**

These colors are for reference only and may vary slightly from actual material. Exact color chips are available upon request.



SADDLE TAN

RUSTIC RED

POLAR WHITE

OLD TOWN GRAY

LIGHT STONE

IVORY

