

Minutes
Historic Resources Board
Conduff Conference Room, City Hall
1101 Poyntz Avenue
April 28, 2008
4:00 p.m.

Members Present: Tom Roberts, Chair; Mike Mecseri, Vice Chair; Ray Weisenburger; Elaine Mohr; Jean Hill; Tracy Anderson.

Members Absent: Bonnie Lynn-Sherow.

Others Present: Brent Bowman; Dan Crouch; Charlie Bush; Mark Oberhelman; Brandon Funk; Neil Lee; Janet Lee.

Staff Present: Cam Moeller, Planner.

1. Consider the minutes of the March 24, 2008 Historic Resources Board meeting.

Weisenburger moved that the Board approve the minutes, with modifications. Anderson seconded the motion, which passed on a vote of 6-0.

2. ENVIRONS REVIEW

Building Renovation and Addition, 221 N. 4th Street (within environs of Downtown Historic District, Community House, Manhattan State Bank, Riley County Courthouse, Manhattan Carnegie Library, and Damon Runyon House).

Brent Bowman presented an overview of the proposal, describing how the improvements would create three lease spaces within the building. The addition will be a neutral gray brick to differentiate it from the original building.

Mecseri asked what portions of the building would be painted. Bowman said the plans are to paint the existing red brick. Mecseri said his preference would be that the existing brick not be painted as it is part of the history of the building.

Weisenburger moved that the Board find that the project meets the *Standards and Guidelines for Evaluating the Effect of Projects on Environs* and will not encroach upon, damage or destroy any listed historic property or its environs.

Hill seconded the motion, which passed on a vote of 6-0.

3. ENVIRONS REVIEW

Building Alterations, 830 Leavenworth Street (within environs of Robert Ulrich House).

Hill stepped down from the Board due to a potential conflict of interest.

Brandon Funk described the proposed changes to his house. Funk said he is planning to live in the house and possibly rent out the basement if allowed by zoning. Funk said he wants to replace one of the windows on the front façade with double French doors. Funk said he is removing asbestos siding and will restore the original siding underneath, which appears to be in decent shape. Funk said he is replacing windows on the house and that the new windows will

be a little smaller than those being replaced. The replacements will have six panels / 6 over 6 while the older windows were 1 over 1.

Mecseri said it would have been preferable for the new windows to retain the 1 over 1 appearance.

The Board discussed the French doors and whether they fit with the historic architecture of the house.

Roberts said the change back to original siding is a positive change.

Mohr suggested that the windows be saved after removal.

Anderson suggested that the French doors be 5'-0" in width to more closely match the proportion of the window that is being replaced.

The Board discussed what was planned for the front door and whether the transom above the door would remain.

Anderson moved that the Board find that the project meets the *Standards and Guidelines for Evaluating the Effect of Projects on Environs* and will not encroach upon, damage or destroy any listed historic property or its environs. The Board made the following recommendations:

1. The trim of the new windows match the existing trim dimensions;
2. The width of the French doors be 5'-0" so that its proportion is similar to that of the window being removed;
3. The applicant consult with the Board in selecting an appropriate style for the front door.

Mecseri seconded the motion, which passed on a vote of 4-1 (Roberts voting against).

4. ENVIRONS REVIEW

Privacy Fence, 209 N. Delaware Ave (within environs of Grimes House and McFarlane-Wareham Residence).

Janet Lee explained that an 8-foot tall fence was needed due to the slope of their lot.

Neil Lee said the fence will be placed so that the row of cedar trees along the south property line will be saved.

Hill moved that the Board find that the project meets the *Standards and Guidelines for Evaluating the Effect of Projects on Environs* and will not encroach upon, damage or destroy any listed historic property or its environs.

Mecseri seconded the motion, which passed on a vote of 6-0.

5. Residential Historic District: Summary of April 9th Meeting and discussion of next steps

The Board discussed the outcome of the neighborhood meeting and how to proceed.

After discussion, Mecseri moved that the Board send out notices by registered mail to those property owners within the District who have not yet signed the petition in support of submitting the nomination.

Hill seconded the motion, which passed on a vote of 6-0.

6. Announcements and Updates

7. Future Items

Weisenburger said he would provide an update of the Core Downtown Redevelopment Committee (CDRC).

8. Upcoming Meetings:

- Monday, May 19, 2008
- Monday, June 23, 2008

There being no other business, the meeting was adjourned.

Respectfully submitted,

Cam Moeller, AICP, Planner II
CM/cm
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