

**Minutes**  
**Historic Resources Board**  
**City Commission Room, City Hall**  
**1101 Poyntz Avenue**  
**September 22, 2008**  
**4:00 p.m.**

**Members Present:** Tom Roberts, Chair; Elaine Mohr; Ray Weisenburger; Bonnie Lynn-Sherow; Tracy Anderson.

**Members Absent:** Brooke Norman-Tapp, Vice Chair; Patrick Schaub.

**Others Present:** Joe Knopp; Luther Pennell; Justin Anderson; Cheryl Collins.

**Staff Present:** Cam Moeller, Planner II; Karen Davis, Director of Community Development.

The meeting did not begin until 4:30 due to lack of a quorum.

**1. Consider the minutes of the August 25, 2008 Historic Resources Board meeting.**

The minutes were approved by a vote of 4-0. (Weisenburger had not yet arrived)

**2. ENVIRONS REVIEW**

**Antennas & Related Communications Equipment, 300 N. 5<sup>th</sup> Street (Apartment Towers), Alltel (within environs of Downtown Historic District and Damon Runyon House).**

Moeller provided an overview of the proposal,

Justin Anderson, Alltel, provided additional clarification.

Mohr 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.

Anderson seconded the motion, which passed on a vote of 4-0.

**3. ENVIRONS REVIEW**

**Storage Shed, 2300 Claflin Road, Delta Upsilon Fraternity (within environs of Goodnow Memorial Home).**

Moeller provided an overview of the proposal,

Joe Knopp, representing Delta Upsilon Fraternity, provided additional information about the placement of the shed on the property.

Lynn-Sherow 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.

Mohr seconded the motion, which passed on a vote of 4-0.

**4. Preliminary Review of Delta Upsilon Projects, 2300 Claflin**

Knopp said he was looking for feedback from the Board, and possibly some type of formal statement, regarding potential future development of the site for a multi-family residential, office, or retail use.

Moeller noted that any change of use for the property would also require that the property be rezoned.

Cheryl Collins, Riley County Historical Museum, said she was most concerned with parking and traffic associated with development of the site having an impact on the Goodnow House.

Weisenburger joined the meeting.

The Board discussed ways in which a stone wall, green space, and landscaping could be used to provide buffering and screening, particularly of parking areas. Lynn-Sherow recommended that future buildings be set back from the street in a manner consistent with other buildings in the environs. The Board referred Knopp to the *Standards and Guidelines for Evaluating the Effect of Projects on Environs* for guidance in determining the type of development that would be appropriate for the site.

**5. ENVIRONS REVIEW**

**Mixed Use PUD, 518 Yuma Street, Treasures of the Heart (within environs of Hulse-Daughters House).**

Anderson recused himself due to a conflict of interest.

Moeller provided an overview of the proposal, and explained that the project was a Planned Unit Development (PUD) which had been approved by the Planning Board and City Commission in 2006 before the property was within a historic environs. The applicant is now applying for a building permit and, since the Hulse-Daughters is now listed on the National Register of Historic Places, an environs review is required.

The Board discussed the list of Permitted Uses approved with the PUD, and expressed reservations about some of the uses potentially having an impact on the Hulse-Daughters House.

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. The Board recommends that the project not be used for the following purposes which were listed as “Permitted Uses” under Ordinance No. 6568, which established the PUD: Blueprinting, desktop publishing and photocopying establishments; Furniture Upholstering; Furrier Shops.

Mohr seconded the motion, which passed on a vote of 4-0.

**6. Review of Historic Signs on 4<sup>th</sup> Street**

The Board reviewed the Historic Signs that are to be placed 4<sup>th</sup> Street, and recommended revisions to the wording.

After reviewing the “Typical Home Styles Found in the Core Downtown” interpretive panel, the Board passed a motion by a vote of 5-0 to not approve of the wording and to request specific changes. The primary concerns were that the Modern-style category be replaced with Vernacular, and that the title of the panel be changed from “Typical Home Styles” to “Historic Home Styles.”

After reviewing the “Damon Runyon” interpretive panel, the Board passed a motion by a vote of 5-0 to not approve of the wording and to request specific changes. The Board requested that the text be corrected based on information from the National Register nomination of the Damon Runyon House and that any photos from the Riley County Historical Society be credited.

After reviewing the Street I.D. signs, the Board passed a motion by a vote of 5-0 to approve specified portions of the signs and to request specific changes to other portions of text.

The Board also requested a final opportunity to review the signs before they are sent to print.

**7. Announcements and Updates**

Weisenburger provided an update about the Core Downtown Revitalization Committee.

Moeller informed the Board that the instructions for homeowners on how to repair brick sidewalks, as developed by the City Engineer, is now posted on the City website.

**8. Future Items**

It was noted that a discussion of property owner notification of environs reviews would be a future agenda item.

**9. Upcoming Meetings:**

- Monday, October 27, 2008
- Monday, November 24, 2008

There being no other business, the meeting was adjourned.

Respectfully submitted,

Cam Moeller, AICP, Planner II  
CM/cm  
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