

Minutes

HISTORIC RESOURCES BOARD

City Commission Room, City Hall

1101 Poyntz Avenue

Monday, February 27, 2012

4:00 P.M.

Members Present: George Lauppe; Chair, Patrick Schaub, Dixie West, Dea Brokesh, Michael Mecseri, Michael Dudek, Michael Krysko.

Members Absent: none

Others Present: Bruce McMillan, Tony McGrail, Kathy Dzewaltowski.

Staff Present: Lance Evans, Senior Planner; Kevin Credit, Planner; Jim McDiffett, Code Services.

1. Consider the minutes for the January 23, 2012 Historic Resources Board meeting.

West moved that the Board approve the January 23, 2012 minutes with corrections. Dudek seconded the motion, which passed on a vote of 7-0.

2. Code Violation Report – Code Services

1446 Laramie – McDiffett said there has been no change in status the owner said he is going to the City Commission to appeal previous demolition denial. McDiffett also noted that he had seen radiators being removed from the house. The board discussed the likelihood of a demolition being approved by Code Services, McDiffett thought that given the need for paint, soffit and other repairs, it would go through but the foundation did look stable.

3. Environs Review - 901 Poyntz Avenue, Manhattan High School East Campus Gymnasium, new vestibule and exterior siding replacement on Gymnasium

McMillan presented overview of project. He noted that the majority of the items were maintenance only. The board discussed the colors and materials for the expanded vestibule. McMillan said the colors would be similar to the existing building.

Schaub stated that the addition and colors of the building would not impact the environs and moved that the project will not damage the surrounding environs. West seconded the motion, which passed 7-0.

4. Review of a Contributing Structure within Downtown Manhattan Historic District & Environs Review - 121 S. 4th Street, CivicPlus, interior remodel

Schaub presented the history of the building, and described the interior changes to the building since its construction, no historical features remain.

Mecseri questioned what happened to the original roof structure and what will happen to the current tenants of the building. Schaub said the roof had been remodeled in 1929 to accommodate two movie theaters and the current tenants will be staying for the near future.

West stated that the improvements would be good and didn't see how they would have an impact.

Dudek moved that the Board find that the proposed changes meet the standards and guidelines for environs and Secretary of the Interior Standards for Rehabilitation. Mecseri seconded the motion, which passed 6-0 (Schaub recused himself from this item).

5. Review of a Contributing Structure within Downtown Manhattan Historic District & Environs Review -104 S. 4th Street, Stewart Advisory Services, identification sign

Staff presented the sign application, and the environs.

The Board asked if the attachments would damage the stone. They discussed the possible ways for the sign to be mounted and asked for the owner to be alerted to the need to repair the wall when the sign is removed.

West said the size and location of the sign were good but expressed concern over the size and location of the screws used for mounting the sign and recommended only attaching at the mortar joints.

Mecseri moved that the sign meets the standards and guidelines and the Secretary of Interior Standards with the exception of mounting studs be mapped out so that they are only in the mortar joints, so as not to damage the existing stone. Brokesh seconded the motion, which passed 7-0.

6. Kansas Legislature historic preservation bills

West updated the board on the State Senate review of proposed changes to the environs law allowing for cities to adopt their own standards for historic preservation. It looked like the bill did not get through the committee but there is still a small chance it might be brought forward for consideration.

The removal of Historic Preservation Tax Credits was also considered in the Governor's budget proposal. The Preservation Alliance and others have hired a lobbyist to monitor any developments.

7. Future Items

Historic Preservation Summit, Thursday March 1, 2012. There will be three sessions in each room. Check in starts at 6:45.

8. Announcements and Updates

- Staff updated the status of the African American MPDF and Nominations. The State Sites Review Board has approved the Bethel and Pilgrim Churches and the MPDF document and forwarded them to the National Parks Service for addition to the National Register.
- Staff informed the Board of a staff level Environs approval for 106 S. 4th Street, Radina's Sign on awning. The Board recommended looking at past discussion for parameters on when staff level reviews would be acceptable.

- Community House - The Board discussed the need to have Curt Loupe get a SHPO review of the Community House sooner rather than later and directed staff to forward the recommendation on to Parks and Recreation. The Board also requested to be informed when the SHPO review was taking place.
- Union Pacific Depot – the Depot floor needs to be repaired and Parks and Recreation are looking at options for the necessary improvements. The Board would like a copy of the engineers report and Mecseri recommended getting a second opinion by someone with a historic preservation background.

9. Adjourn