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Minutes
HISTORIC RESOURCES BOARD
City Commission Room, City Hall
1101 Poyntz Avenue
Monday, February 22nd, 2016
4:00 P.M.

Members Present: Dea Brokesh; Betty Mattingly-Ebert, Vice-Chair; Eileen Meyer; Suzanne Orr; and Cameron Tross, Chair.

Members Absent: Tyler Holloman and Craig Hager.

Others Present: Kathy Dzewaltowski; Sara Fisher; Linda Glasgow; Heather Peterson, Action Pact Design; Tracy Anderson, Action Pact Design; and Michael Mecseri, Timber and Stone

Staff Present: Benjamin Chmiel, Planner and Lance Evans, Senior Planner

1. Consider the minutes from January 25, 2016 meeting.

Mattingly-Ebert moved to approve the minutes as amended. Meyer seconded. Motion passed 5-0.

2. Major Review Application 720 Poyntz Ave. (Francis Byron “Barney” Kimble House) Barn Renovation.

Chmiel presented the proposal for the Katie’s Way Phase II design proposal to restore the out building (barn) on the Francis Byron Kimble House site and repurpose it for office space. Modifications included removal of the unoriginal south façade dormers, replacement of the infill windows with more historically compatible 12 pane windows, and replacement of the door. The original window openings on the second floor south façade will be reclaimed while window openings on the north façade facing the alley will be new, mirroring the final arrangement of window openings on the south façade. Tuck and point repairs to the shell of the building will be made as needed. East and west elevations will remain as is, though unused utility equipment will be removed. The interior walls will be removed to unify the facility, which had experienced a lot of ad-hoc changes over time, as office space. The two story configuration would be maintained and

new walls creating individual office space, a reception area, bathrooms, a break room, and a group therapy room are among the proposed uses of the interior.

Brokesh asked what the material of the roof would be. Mecseri responded that the material would be corrugated metal, similar to what is there now. Door and window color will match the garage and the house as they are currently (white painted wood). Brokesh noted the importance of using mortar compatible to the existing content. Mecseri emphasized the importance of maintaining the exterior of the building in terms of historic preservation.

Brokesh moved that the proposal met the Secretary of the Interior Standards for Rehabilitation and does not encroach upon, damage, or destroy any character defining features of the Francis Byron Kimble House Site. Mattingly-Ebert seconded. Motion passed 5-0.

3. 2017-2022 Capital Improvements Program Request.

Chmiel presented the requested items, noting the cash match for the Union Pacific Depot repairs was included again due to the unsuccessful application for HTF grant funds using last year's awarded CIP request. Tross asked about the duplication of a CIP fund request from Parks and Recreation. Chmiel explained that duplicating requests was an expression of support for Parks and Recreation to fund a mutually beneficial project. Other projects included repairs to the Sunset Cemetery Carriage House Roof, also a duplicate of a Parks and Recreation request. He explained the estimated cost (\$25,000) could be less if the structure were listed and were eligible for HTF funds, which is the goal of the requested funds for Sunset Area Historic Survey. Tross explained applying for funds for repairs now might be a safer move than waiting for the structure to be surveyed and taking the unknown risk of grant funding further in the future, delaying the timeline for repairs and allowing the structure to deteriorate further. The Board discussed the request for window replacement/repair on the Community House. Tross expressed a conflict of interest with the request and recused himself from the discussion. Dzewaltowski asked where the request for interpretive signage and the photo and artifacts showcase for the Union Pacific Depot originated from. Chmiel believed it originated from the HRB and that the Arts and Humanities Board would be supporting it as a request. Brokesh moved to approve of the CIP requests as amended. Mattingly-Ebert seconded. Motion passed 5-0.

4. Minor Review Application.

Chmiel presented the minor review application for modifications to the Montgomery Wards Building (413 Poyntz) basement to accommodate for a new tenant's space. Changes included new partition walls to modern, non-contributing spaces. The Board had no comments.

5. Downtown Design Guidelines.

The Board continued their review of the previous drafts of unadopted downtown design guidelines to better narrow down potential proposals for updated guidelines in the future. It will continue the discussion at the next meeting.

6. Updates and Announcements.

None.