

Minutes
HISTORIC RESOURCES BOARD
City Commission Room, City Hall
1101 Poyntz Avenue
Monday, December 17, 2018
4:00 p.m.

Members Present: Betty Mattingly-Ebert, Chair; Craig Hager, Vice-Chair; Cameron Tross; Kevin West; Eileen Meyer; Jana Fallin; and Ann Kosch.

Members Absent: None.

Staff Present: Ben Chmiel, Planner; and John Adam, Sr. Planner.

Others Present: Linda Glasgow.

1. Meeting Opening

Mattingly-Ebert called the meeting to order at 4:00 pm with a quorum and read the public comment policy.

Glasgow, had a public comment regarding the Community House process. The Riley County Preservation Society is pleased that the Community House will remain on the historic register but she feels more information needs to be collected before a future use is selected. She suggested a clear and transparent process moving forward.

West moved to approve the November 26, 2018 meeting minutes as written. Kosch seconded. Motion passed 7-0.

2. Aggieville Historic Resources Survey

Chmiel presented the results of the Aggieville Historic Resources Survey that was prioritized by the Aggieville Community Vision Plan. He said the survey would be conducted by a consultant and would provide historic information such as building use, architectural style, builder, and potential for historic designation. Chmiel added the survey would not result in the creation of a district; but would only be created if property owners desired to. He said staff was interested in applying for a historic grant and if received, the work would begin in 2019 and concluded in fall 2020. The estimated cost for the project was \$34,000.

Tross asked if the survey results would be presented to the Board. Chmiel said they would. Tross asked what would be done with the final survey results. Chmiel said the information would be given to property owners and the owners could pursue historic

designation individually or as a district. Tross asked how this will align with Aggieville improvements. Chmiel said the streetscape proposal and the parking garage would ideally begin in 2019 if the Tax Increment Financing (TIF) District were established, having some improvements completed by 2020.

Kosch asked for clarification of the money match for the grant. Chmiel said in-kind contributions can be used, estimated to be \$4,500, which is a 15% match. The City would still be about \$10,000 short of the full match requirement but the National Park Service sets aside moneys specifically for Certified Local Governments and it would be possible to acquire some of those funds to use for the remaining grant match.

Mattingly-Ebert asked what the timeline was for the Sunset Historic Survey. Chmiel said about a year.

Meyer commented that 50% of property owners would have to consent to make a district or list their properties individually. She asked how many individual property owners are in the area. Chmiel said there were about 60 property owners.

West asked how 50% is determined; by lot size or number of property owners. Chmiel said he did not know but the statute states 50% of the owners of property which does not appear to take into account the amount of property owned.

Tross clarified that the current survey boundary may not be the boundary of a future historic district because it includes many residential rental properties. Chmiel agreed and commented that SHPO prefers to include more area in a survey rather than less to establish context for a potential district. Tross said the district would most likely be concentrated to the historic core along Moro Street. Chmiel agreed.

Fallin commented that it seemed like a long process. Chmiel agreed.

Tross asked if any of the existing buildings would be impacted with the proposed Aggieville improvements. Chmiel said no buildings in the historic core would be impacted with the improvements expected.

West commended the effort of the City and does not see a downside to project because it will provide an inventory of the area. He also explained there are many benefits to property owners to pursue historic designation.

Mattingly-Ebert opened the floor for public comment. There were none.

Meyer moved to make a recommendation to the City Commission on authorizing City Administration to apply for the HPF grant and sign grant agreement upon award for hiring a consultant to conduct a historic resources survey of the Aggieville area. West seconded. Motion passed 7-0-0.

3. Updates & Announcements

Chmiel announced that a Historic Tax Credits Seminar will be held as the Kansas Historical Society in Topeka on February 4th. City Staff will be attending.

4. Adjournment

Mattingly-Ebert adjourned the meeting at 4:34 pm.