

MINUTES
HISTORIC PRESERVATION COMMISSION
February 20, 2009

MEMBERS PRESENT: Scott Sogge, Pat Roseland, Jean Kessloff, David Viall, Ken Loeschke, Duane Baumgartner, Mike Bender

OTHERS PRESENT: Alan Haberling, Monica Heller, Karen Bulman, Sharlene Mitchell

Call to Order

Loeschke called the meeting to order at 7:27 a.m.

1818 9th Street (09RS001)

Haberling presented the request to reroof the structure with a pitched roof for the purpose of correcting the structural defects of the existing flat roof. Haberling indicated that the flat roof is sagging and failing resulting in interior water damage. Haberling indicated that the new roof would be extended over the family room noting that the siding materials and design will be carried through to the family room extension.

Discussion followed regarding the existing side yard setbacks and the condition of the existing roofing materials.

Bender indicated that the property is an excellent example of the International style architecture that was popular in the mid 1900's. Bender addressed the architectural elements of the International style noting that the pitch roof proposal would destroy the architectural design and character of the property.

Bender recommended that the request be continued to allow the Commission to work with the property owner on alternative options that would provide the necessary roof repair and retain the International style architecture of the structure.

Discussion followed regarding the detriment the existing roof system is to the interior of the structure and the current efforts to monitor and protect the structure against further damage from the elements.

Bender recommended that the property owner be advised of the architectural significance of the property. Bender indicated that Fred Thurston has volunteered to assist in researching roofing materials that would provide the necessary protection against interior weather damage and allow retention of the International architectural design. Discussion followed regarding the on-going efforts to protect the interior from further weather damage, methods to increase the insulation of the structure and the design of the second story breezeway extension.

Bender moved, Roseland seconded and carried unanimously to continue the 11.1 Review for the property at 1818 9th Street to allow the Commission to meet with the applicant to discuss alternative roofing materials and design. Bender, Roseland, Kessloff, Viall and Sogge volunteered to meet on-site with the applicant.

Minutes

Roseland moved, Bender seconded and carried unanimously to approve the Minutes of the February 6, 2009 meeting.

Treasurer's Report

Viall moved, Sogge seconded and carried unanimously to authorize payment to the West Boulevard Neighborhood Association in the amount of \$10.00 for the West Boulevard Neighborhood Association Tour Book.

Bender moved, Roseland seconded and carried unanimously to approve the mounting of the Historic District boundary map for display at the Black Hills Home Show.

Preservation Leadership Training

Bulman indicated that Kessloff has volunteered to attend the June training noting that the current grant funding is not sufficient to send two to the training. Bulman indicated that additional grant funding for the training would require amendment of the grant and that the Commission would be required to provide match for the additional funding.

Hilltop Reconnaissance Survey

Bulman indicated that Michelle Dennis has been selected for the Hilltop Reconnaissance Survey project. Bulman indicated that the contract will be presented at the February 25, 2009 Legal and Finance Committee. Bulman indicated the earlier date will allow additional time for the work to be completed. Bulman indicated that Dennis will provide a brief presentation at the March 6, 2009 meeting and will also solicit the Commission regarding education and training needs.

Baumberger moved, Viall seconded and carried unanimously to accept Michelle Dennis as the consultant for the Hilltop Reconnaissance Survey project.

Home Show Sign Up

The Commission reviewed the booth schedule and selected coverage times.

Grant Match Hours

Bulman addressed the current status of the grant match hours and encouraged the Commission to be diligent in logging their match hours outside of the bi-weekly meetings. Discussion followed regarding activities that qualify as match for the CLG grant.

Buildings/Structures In Peril Packet Materials

Discussion followed regarding materials to be incorporated in the educational packets.

Budget for FY 2010

Bulman recommended that the Commission identify projects for their 2009-2010 grant request, including estimated costs, noting that the FY 2010 budgets must be presented to the Finance Office by March 20, 2009.

Mt Rushmore Road Corridor Study

Heller presented materials regarding the Mt Rushmore Road Corridor Study noting the Historic District areas that are involved in the study and the parking node design proposed on Clark Street and Fairview Street. Heller indicated that the study would be completed by May 2009 and would be presented for an 11.1 Review at that time. Heller encouraged the Commission to provide their comments on the study at this time to allow them to be reviewed and incorporated into the final product.

Discussion followed regarding the Mt Rushmore Road parking proposal, methods to provide physical notice that traffic is entering a residential area, amending the parking requirements or extending the Central Business District zoning to address future parking requirements in the corridor, and pedestrian and bike traffic provisions in the corridor.

Heller indicated that the Downtown Parking Plan would be addressed at a Special Council Meeting for Thursday, March 26, 2009.

2008 Annual Report

Bender moved, Baumgartner seconded and carried unanimously to approve the 2008 Historic Preservation Commission Annual Report as presented.

Other Business

Loeschke indicated that Nelson's health is improving and Nelson is confident he should be able to continue his responsibilities to the Commission and the Historic Sign Board.

Discussion followed regarding methods for securing quorum for all meetings.

Adjourn

There being no further business the meeting was adjourned at 9:00 a.m.