

Rapid City Historic Preservation Commission
December 3, 2010

Members Present: Jean Kessloff, Eric James, Duane Baumgartner, Pat Roseland, Scott Sogge, Cynthia Matson, Shawn Krull, Tamara Pier, Rich Grable

Others Present: Michelle Dennis, Marcia Elkins, Karen Bulman, Barb Soderlin, Bonny Peterson

Roseland called the meeting to order at 7:30 a.m.

Kessloff requested to add an item to the agenda entitled "Letter by Concerned Neighbor."

Baumgartner moved to approve the agenda with the addition of Item 5 "Letter by Concerned Neighbor" under New Business. James seconded the motion and it was approved unanimously.

Peterson and Grable entered the meeting at this time.

Pier moved to approve the minutes of the November 19, 2010 Historic Preservation Commission meeting. The motion was seconded by James and approved unanimously.

Matson made a motion to approve the minutes of the November 23, 2010 Historic Preservation Commission meeting. The motion was seconded by James and approved unanimously.

920 Fairview Street (10RS020)

Soderlin presented her request to remodel the garage addition including: the installation of a new footing and foundation; removal of the concrete planter; reinforcement, replacement and reconstruction of the walls; the addition of a false front garage door with two awning windows; the addition of two 26" x 48" vinyl windows; the replacement of the existing rear entry door with a 36" door (on the main structure); and, construction of a new roof. She indicated that they will use new cedar siding matching the rest of the house siding. Soderlin reviewed numerous photographs of the deterioration and rot existing throughout the structure.

Matson made a motion to recommend a finding of no adverse impact of the proposed project remodeling of the previously enclosed garage structure including the installation of a new footing and foundation, removal of the concrete planter, the reinforcement, replacement and reconstruction of the walls, the addition of a false front garage door with two awning windows, the addition of two 26" by 48" vinyl windows and construction of a new roof. The motion was seconded by Sogge.

Discussion followed regarding the floor replacement including the design and construction materials, the replacement of the windows with wood windows instead of vinyl windows, the

replacement of damaged materials, the reuse of the corner brackets, and the benefits of contacting the State regarding the tax moratorium.

The motion was approved unanimously.

Krull moved to recommend a finding that the replacement of the rear entry door with a 36" wide door will have no adverse impact. The motion was seconded by Mattson.

Discussion followed regarding the window location.

The motion was approved unanimously.

1711 West Boulevard (10RS021)

James moved to table the request to allow the applicant to attend the meeting and present the project. The motion was seconded by Mattson and approved unanimously.

Treasurer's Report

Bulman indicated that an update was not available. Elkins asked if the item could be removed from future agendas based on the new policy that the Commission will not be reviewing the bills.

Krull moved to eliminate the Treasurer's Report from the agenda. Mattson seconded the motion and it was approved unanimously.

Policy on News Media

Pier moved to continue the discussion on "Policy on News Media" to the January 28, 2011 Commission meeting. The motion was seconded by Grable and approved unanimously.

Request for Proposal for Design Guidelines

Bulman provided an overview of the draft proposal.

Mattson expressed concern with the description of training. Discussion followed.

James moved to accept the Request for Proposals as presented. The motion was seconded by Pier and approved unanimously.

Subcommittee Reports to the Full Commission

Kessloff moved to continue the discussion on the "Subcommittee Reports to the Full Commission" to the January 28, 2011 Commission meeting. The motion was seconded by Pier and approved unanimously.

Process for Citizen Comments

Discussion followed on the process for receiving citizen comment including: limiting the time for individual speakers: when on the agenda comments should be taken; when pro and con

comments are taken; and, not limiting the time for 11.1 applicants to speak. Roseland indicated that he would be willing to bring back draft guidelines for consideration at the January 28, 2011 Commission meeting.

Matson made a motion to request that Roseland bring back draft guidelines for taking public comment to the January 28, 2011 Commission meeting. Grable seconded the motion and it was approved unanimously.

Letter by Concerned Neighbor

Kessloff read a letter she received expressing concerns with a rumored project to be constructed at 1004 St. James Street. Discussion followed regarding whether a building permit would be required and an 11.1 Review required.

Time Sheets

Roseland reminded the Committee to submit time sheets.

Status of Subcommittees and Other Business Items

Following a brief discussion, Roseland suggested that the Commission monitor the items on the list in the future and remove them when they are no longer necessary.

James made a motion to adjourn the meeting. Matson seconded the motion and it was approved unanimously.

Roseland adjourned the meeting at 8:09 a.m.

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