



**HISTORIC PRESERVATION COMMISSION  
MEETING MINUTES  
THURSDAY, AUGUST 1, 2012**

**Call to Order**

The meeting was called to order by Chairman Stelling at 6:30 p.m.

**Roll Call**

Present: Chairman Tom Stelling, Commissioners Judy Stone, John Lynch and Ed Johnson were present. Commissioner Joel Weis and Maria Veronico were excused. Commissioner Jeff Erickson was absent. Building Inspector/Zoning Administrator Patrick Scherrer was present. Stephanie Schulte of Racine County Economic Development Corporation was excused.

**Citizen Comments**

There were no citizen comments.

**Approval of June 28, 2012 Minutes**

Chairman Stelling entertained a motion. Commissioner Lynch moved to approve the minutes of the June 28, 2012 meeting and Commissioner Johnson seconded. Chairman Stelling stated that where it reads at the top of Page 3 “He further stated that the Historic District will be expanding its area” should read “may be expanding its area”. Chairman Stelling stated that all those in favor of approving the minutes as corrected to signify with an aye. All aye. Motion carried.

**532 N. Pine St. – Al Johnson - Certificate of Appropriateness**

Al Johnson, owner and Dean Luke, contractor were present. Chairman Stelling asked them to present their product and address things such as substrates. Mr. Luke stated that the original siding on the rear of the building was put on in the late 1930’s and is an asphalt-based siding product that is falling off that is in need of repair. He further explained that they will check the boards, replace any bad ones and cover with tiebacks. He showed a beige sample of the proposed siding and stated that the new siding is “Smart Side” that will last 50 years. Chairman Stelling recommended four inch wide siding rather than the six inch wide citing that the six inch width would not blend in with the other buildings along the alley, that it would create more of a contemporary look. Building Inspector Scherrer stated that the

narrower siding was recommended by Pat Meehan in his memorandum of July 13, 2012. (Commission Erickson appeared at 6:37 p.m.) Mr. Luke stated that they will use the four inch siding. He further stated that there is no soffit work being done. Commissioner Stone stated that the siding should be four inches wide or it looks too modern. Chairman Stelling entertained a motion. Commissioner Johnson motioned to recommend to the Common Council approval of the Certificate of Appropriateness with the four-inch wide siding, beige color (to be adjusted if necessary) on the existing substrate covered with tiebacks after the original product has been removed. Commissioner Lynch seconded the motion. All aye. Motion carried.

### **Discussion of Current Projects and Response Team Visits**

Chairman Stelling stated that Trend Setters 388 N. Pine St. response team visit that was recently done revolved around approving the color of mortar being used and that it will be a gray color.

### **Review of Grant Funding Status**

Chairman Stelling stated that there are \$725 of unobligated funds. Chairman Stelling asked Commissioner Johnson to get funds incorporated into 2013 budget. He further stated that there is a four to one return value in work being done. Johnson asked when we were given funds last. Chairman Stelling stated that the commission was given \$30,000 in 2010.

### **Discussion Concerning Potential/Future Projects and Notices of Violations in the Historic Preservation Overlay District**

Building Inspector Scherrer asked if all commission members received a disk of the survey that was done and was affirmed that they had all received one.

### **Discussion of final presentation of Historic Intensive Survey by LJM Architects and State Historical Society.**

Chairman Stelling stated that a good presentation was made by Jennifer Lehrke and Joe DeRose. He further stated that the survey was an appropriate survey that contained 380 pages with a lot of good information and that it identified several significant properties. The commission discussed the Kane St. area becoming a district with contributing and non-contributing properties. Chairman Stelling stated that the U. S. Dept. of Interior can give us funds to get Kane St. area in a district as long as there are 51 or 52 percent of the residents in agreement and that the commission files an application by September 10th. Commissioner Erickson inquired about the downside of being in a “district”. Chairman Stelling stated that property owners cannot do whatever they want. He further stated that as a commission we would invite the residents in to discuss the process. Commissioner Lynch inquired as to whether a resident would need permission to put a porch on.

Chairman Stelling stated if the property owner wants the credits then they will need to go by the rules of the district.

Chairman Stelling stated that there are federal government funds available and that ultimately there is no down side when a house is made historic. He further stated that as a commission we should try to set the “atmosphere”. He went on to say that there are other benevolent groups out there that can provide funds other than our commission. He also indicated that siding and porches are noncontributing items and that the Rainbow Motel and pool have access to leftover State of Wisconsin funds that were given to the City of Milwaukee that were not used. Chairman Stelling stated that he will have Stephanie Schulte of RCEDC get a letter ready for the Kane Street residents. Commissioner Johnson inquired about Lundstrom Homes and Chairman Stelling stated they are contributing. He further stated that there will be a Citizens Group meeting in the future.

### **Adjournment**

Chairman Stelling entertained a motion. Commissioner Erickson motioned to adjourn and Commissioner Johnson seconded. All aye. Motion carried. The meeting adjourned at 7:06 p.m.

Respectfully submitted,

June Bobier  
Administrative Assistant  
City of Burlington