



**HISTORIC PRESERVATION COMMISSION
MEETING MINUTES
Thursday, August 27, 2015**

The meeting was called to order by Chairman Tom Stelling at 6:30 p.m. Alderman Tom Preusker; Commissioner Maria Veronico; Commissioner Darrel Eisenhardt; and Commissioner Jeff Erickson were present. Commissioner Kevin O'Brien; and Commissioner Joel Weis were excused.

CITIZEN COMMENTS

None

APPROVAL OF MINUTES

Alderman Preusker moved, and Commissioner Veronico seconded to approve the minutes of July 23, 2015. All were in favor and the motion carried.

LETTERS AND COMMUNICATIONS

None

OLD BUSINESS

None

NEW BUSINESS

A. A Certificate of Appropriateness application from Linda Fischer of Face It, LLC for property located at 240 E. Chestnut Street to paint the façade, two alley gates, shingles and replace rear rotted door.

- Chairman Stelling introduced and opened this item for discussion.
- Linda Fischer, owner, stated she owned the building since January and plan on repainting the façade and replacing the rear screen door. Commissioner Erickson questioned if the colors were staying the same. Linda stated the building will be of blue color to match the sign and the trim will be a charcoal gray matching the existing color. Commissioner Preusker asked if the cedar type shingles will be replaced. Linda responded the shingles will be repainted a charcoal gray matching the existing color and trim.
- There were no further comments.
- Alderman Preusker moved, and Commissioner Eisenhardt seconded to recommend approval of the Certificate of Appropriateness to repaint the façade and replace the rear screen door.
- All were in favor and the motion carried.

B. A Façade Grant Program application from Linda Fischer of Face It, LLC for property located at 240 E. Chestnut Street to paint the façade, two alley gates panels, shingles and replace rear rotted door.

- Chairman Stelling introduced and opened this item for discussion.
- Chairman Stelling stated the grant for the façade will be reimbursed once the work is completed and receipts have been submitted.
- Commissioner Eisenhardt moved, and Commissioner Erickson seconded to approve the Façade Grant to repaint the façade and replace the rear screen door.
- Alderman Preusker questioned if the owner would like to split the Façade Grant between the front and rear of the building. Commissioner Erickson stated the building does have two façades because of the parking lot. Commissioner Erickson also stated the advantage of splitting the grant, is if any more repair work is needed there will be a remaining amount for the front facade. Alderman Preusker stated as of now the amount requested would be used for the front façade. The previous owner used \$245 in 2010 for the front façade. Alderman Preusker stated there is a maximum dollar amount for each façade of each building and it is beneficial to identify a specific amount for each façade side. The owners agreed with this decision.
- There were no further comments.
- Commissioner Eisenhardt moved, and Commissioner Erickson seconded to amend the Grant Façade to be divided equally in the amount of \$375 for the front and \$375 for the rear façade which is 50% of the original estimated cost of \$1500 to repaint the façade and replace the rear door.
- Roll Call: Chairman Tom Stelling; Alderman Tom Preusker; Commissioner Maria Veronico; Commissioner Darrel Eisenhardt; and Commissioner Jeff Erickson were present. Commissioner Kevin O'Brien; and Commissioner Joel Weis were excused.
- All were in favor and the motion carried.

DISCUSSION ITEMS

A. Review of Façade Grant Funding Status.

- Chairman Stelling introduced and opened this item for discussion.
- Chairman Stelling stated the Façade Grant for Round 5 started at \$20,000 with \$5,000 pending for Raw Salon & Spa. The actual balance remaining is \$15,118.62 from Round 5 which includes \$118.62 from Round 4 dated August 17, 2015.

- There were no further comments.

B. A discussion to consider applying for a Certified Local Government sub-grant to list specific buildings in the Historic District on the National and State Registers.

- Chairman Stelling introduced and opened this item for discussion.
- Chairman Stelling stated he was unclear how the funds would be distributed fairly when going after funds to help owners get tax credit. Commissioner Erickson questioned, if there is free grant money available why would the City not want to have it? Commissioner Eisenhardt stated the business owners would be paying \$10,000 to apply for the State and Federal tax credit to receive approximately a \$5,000 grant. He also stated the City allows up to \$5,000 in grants, for each façade of each building, with owners seeking their own money for tax credit. Alderman Preusker clarified the City is not paying for the State and National Grants. Commissioner Eisenhardt questioned if the property is listed in the register, can the owner repair the building. Chairman Stelling and Commissioner Erickson stated as long as the rules are followed by the Historic District regulations. Chairman Stelling stated whatever amount spent, the owner would collect 40% of the tax credit. The Commissioners felt by identifying 10 properties to be listed on the State and National Registers, for the sub-grant application that is due September 11, 2015, would be like playing favoritism. The Commissioners would like to have the whole Downtown Historic District designated.
- Alderman Preusker was chosen by the Commissioners to discuss with City Administrator Carina Walters and Council to consider pursuing the sub-grant application with the conditions of not being site specific but designate the whole downtown historic area, conduct a lottery of interested parties and to determine who will administer the letter of intent.

ADJOURNMENT

Commissioner Eisenhardt moved, and Commissioner Veronico seconded to adjourn the meeting at 7:10 p.m. *All were in favor and the motion carried.*

Recording Secretary,

Kristine Anderson
Administrative Assistant