



**PUBLIC NOTICE & AGENDA**  
**BELOIT LANDMARKS COMMISSION**  
**City Hall Forum - 100 State Street, Beloit, WI 53511**  
**7:00 PM**  
**Tuesday, July 18, 2023**

1. CALL TO ORDER AND ROLL CALL
2. APPROVAL OF MINUTES
  - 2.a. Consideration of the minutes from the June 20, 2023 Landmarks Commission meeting  
[Attachment](#)
3. PUBLIC COMMENTS
4. CERTIFICATES OF APPROPRIATENESS
  - 4.a. COA-2023-12 Review and consideration of a Certificate of Appropriateness (COA) to repair siding and, porch railing at the residential structure located at 743 Park Avenue  
[Attachment](#)
  - 4.b. COA-2023-14 Review and consideration of a Certificate of Appropriateness (COA) ) to replace the siding on the rear addition of the residential structure located at 729 Bluff Street.  
[Attachment](#)
5. REPORT ON STAFF ACTIVITIES
  - 5.a. Staff Approved Certificates of Appropriateness
  - 5.b. Historic Property Owner Letters
  - 5.c. CLG Grant Funding -Letter of Intent  
[Attachment](#)
  - 5.d. City of Beloit Comprehensive Plan  
[Attachment](#)
6. ADJOURNMENT

\*\* Please note that, upon reasonable notice, at least 24 hours in advance, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information to request this service, please contact the City Clerk's Office at 364-6680, 100 State Street, Beloit, WI 53511.



CITY HALL • 100 STATE STREET • BELOIT, WI 53511  
Office: 608/364-6700 • Fax: 608/364-6609  
www.beloitwi.gov  
Equal Opportunity Employer

**MEETING MINUTES**  
**BELOIT LANDMARKS COMMISSION**  
**Tuesday June 20, 2023, 7:00 PM**  
The City Hall Forum, 100 State Street  
Beloit, WI 53511

**1. Roll Call**

Chairperson Ruffini called the meeting to order at 7:00PM.  
Commissioners Carlson, Langley, McDaniel, and Councilor Blakeley were present.  
Commissioner Gallagher and Carter were absent.

**2. Minutes of the May 16, 2023 Meeting**

Councilor Blakeley moved to approve the draft minutes. Commissioner Langley seconded the motion. The motion passed, voice vote. (5-0)

**3. Public Comments (None)**

**4. Certificates of Appropriateness**

**A. Julie Watson -Certificate of Appropriateness**

COA-2023-09 Review and consideration of a Certificate of Appropriateness (COA) to install replace the windows, shutters, and awning at the residential property located at 716 Harrison Avenue

Ms. Rottmann read the staff report and recommendations. The applicant made a correction to the staff report. The awning was on the rear of the home and not the front. Commissioner Langley moved to approve the Certificate of Appropriateness subject to the conditions recommended by staff. Commissioner Carlson seconded the motion. The motion passed, voice vote. (5-0)

**5. Reports on Staff Activates**

- A. Report on Staff-Approved Certificates of Appropriateness. One application had been approved since the previous meeting.
- B. Zero letters when out to new historic property owners.

Discussion was had about CLG granting funding and what projects we could apply for. A copy of the email will be sent to all the commission members. Chairperson Ruffini and Ms. Rottmann would work on putting together a Letter of Intent. Ms. Rottmann introduced the City of Beloit's Comprehensive Plan project and will provide updates on throughout the process.

6. **Adjournment**

Commissioner Langley moved to adjourn at 7:25 PM. Commissioner McDaniel seconded the motion. The motion passed, voice vote. (5-0)

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Celestino Ruffini, Chairperson  
Landmarks Commission

## REPORT TO THE BELOIT LANDMARKS COMMISSION

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**Meeting Date:** July 18, 2023

**Agenda Item:** 4. a.

**File Number:** COA-2023-12

**Applicant:** Dennis Ritchie

**Owner:** Dennis & Theresa Ritchie

**Location:** 743 Park Avenue

**Existing Zoning:** R-1B, Single-Family

**Existing Land Use:** Single-Family  
Residence

**Parcel Size:** 0.21 Acre

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**Request Overview/Background Information:** Dennis Ritchie has submitted an application for a Certificate of Appropriateness (COA) to repair siding and porch railing at the residential structure located at 743 Park Avenue. This property is located in the College Park Historic District. Section 32.06 of the Historic Preservation Ordinance grants the Landmarks Commission the authority to issue a COA prior to the alteration of structures within a Historic District.

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### Key Issues:

- The applicant would like to remove and replace the vinyl the exterior siding to repair damage from a house fire. As a separate project, the wood front porch railings are also being removed and replaced.
- A staff approved COA has been approved for roofing and gutter replacement.
- The Beloit Intensive survey stated that 743 Park Avenue is an eclectic mixture of Queen Anne motifs; A copy of the Intensive Survey Form is attached to this report.
- Section 32.06(5) of the Historic Preservation Ordinance includes general review criteria to be used when evaluating COA applications. The COA checklist is attached.
- *Section 32.06(5) of the Historic Preservation Ordinance establishes Specific Review Criteria:*
  - (1) *Architectural Details: Architectural details, including materials, colors and textures, should be treated so as to make a landmark compatible with the original architectural style or character of the landmark in the historic district.*

The applicant must select a design and materials for the improvements that are consistent with both the current colors and design style. The proposed projects will enhance the appearance.
- Per new state of Wisconsin law “In the repair or replacement of a property that is designated as a historic landmark or included within a historic district or neighborhood conservation district under this paragraph, a city shall allow an owner to use materials that are similar in design, color, scale, architectural appearance, and other visual qualities” Wis. Stat. 62.23(7)(em)(2m)
- Staff believes that the proposed actions, subject to certain conditions, satisfy the standards of Section 32.06(6)(c).

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### Staff Recommendation:

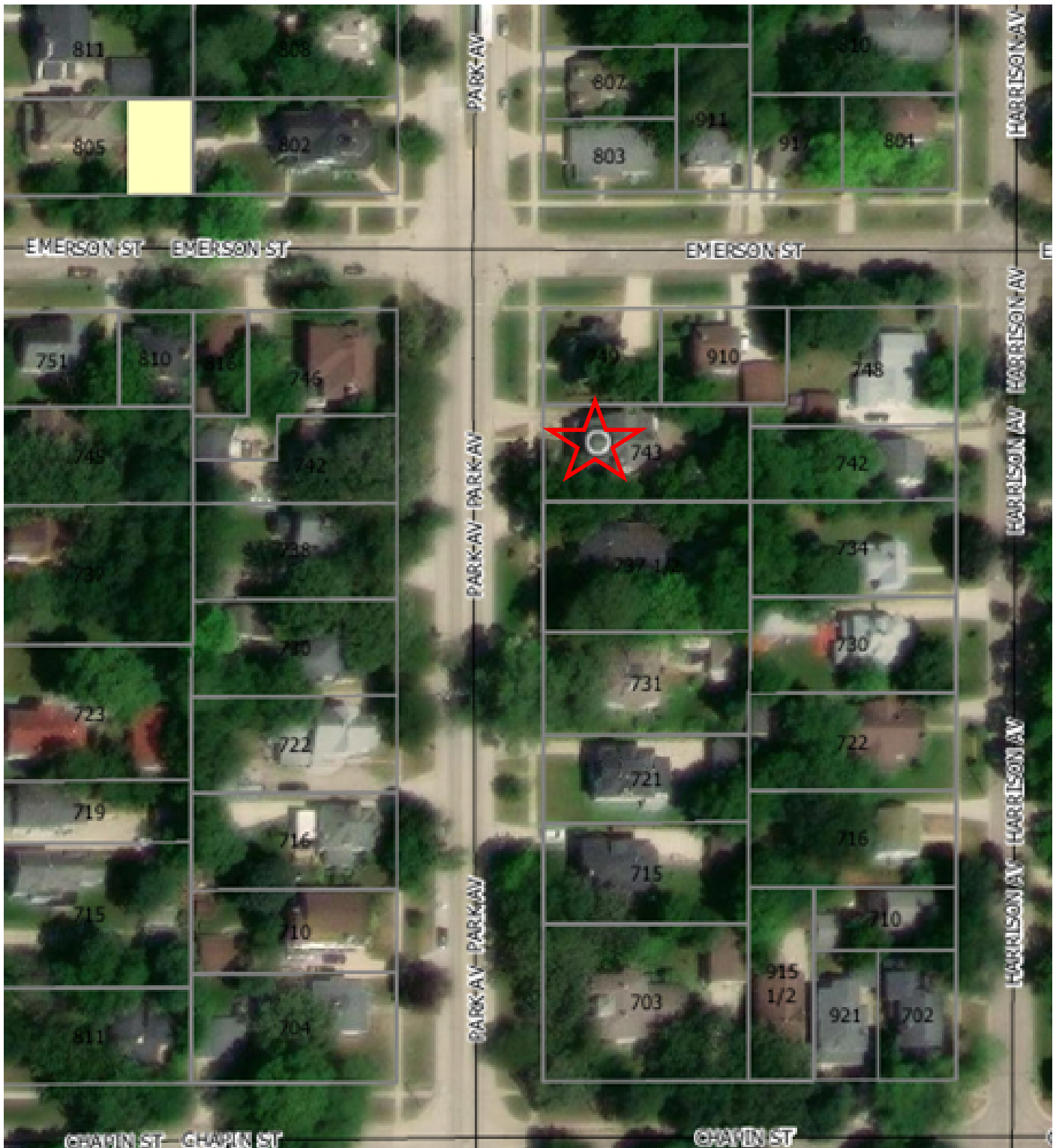
The Planning & Building Services Division recommends **approval** of a COA to repair siding and porch railings at the residential structure located at 743 Park Avenue, based on the standards and criteria contained in the Historic Preservation Ordinance and subject to the following conditions:

1. The applicant shall install the materials that have been reviewed & approved by the Landmarks Commission. Porch columns are to be protected and retained, porch railings need to be reconstructed in same architectural style if damaged or removed during repairs.
2. All work shall be done in a workman like manner and be consistent with the standards provided by the Secretary of the Interior by July 18, 2024.
3. Any changes or additions to this COA must be reviewed and approved by staff prior to the start of any work.
4. The applicant shall obtain all necessary building permits.

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**Attachments:** Map, Photographs, Application, Intensive Survey Form, and COA Checklist.

# LOCATION MAP











**CITY of BELOIT**  
**PLANNING AND BUILDING SERVICES DIVISION**  
100 State Street, Beloit, WI 53511 Phone: (608) 364-6700 Fax: (608) 364-6609

**CERTIFICATE of APPROPRIATENESS APPLICATION**

File Number: \_\_\_\_\_

(Please Type or Print)

1. Address of property: 743 Park Ave.

2. Parcel #: \_\_\_\_\_

3. Owner of record: Dennis Ritchie Phone: (608) 346-7480  
743 Park Ave. Beloit WI 53511  
(Address) (City) (State) (Zip)

4. Applicant's Name: Dennis Ritchie  
743 Park Ave. Beloit WI 53511  
(Address) (City) (State) (Zip)

\_\_\_\_\_  
(Office Phone #) 1 (608) 346-7480 (Cell Phone #) customcarved@oo (E-mail Address)

5. Present use of property: Family Residence

6. The following action is requested:

- Approval of COA by Landmarks Commission (projects not listed below)
- Approval of COA by staff: (Check all that apply)
  - Roof repair/replacement
  - Gutter repair/replacement with historically appropriate materials and in historically appropriate styles
  - Private sidewalk and driveway repair/replacement with historically appropriate materials in the same dimensions, placement and orientation
  - Installation of historic plaques (residential properties only)
  - Chimney repair and tuckpointing according to the Secretary of the Interior standards and in historically appropriate color and design
  - Installation of fences
  - Storm window/storm door repair or replacement
  - Installation of glass blocks in basement window openings
  - Installation of a ramp that is compliant with American with Disability Act

Please continue to #7 (Over)

**CERTIFICATE OF APPROPRIATENESS APPLICATION (continued)**

7. **Description of Project:** Describe each item of the project separately.

**Project item:** Include existing condition(s) when describing item. Also describe the proposed work, material(s) to be used, and the impact the item would have on existing historic or architectural features of the property. (Attach additional sheets if necessary.)

*Repair ~~for~~ whats LEFT OF Handrail on front porch. We had a small fire on the side porch and would like to replace siding that was damaged and roof, with gutters*

8. **Attachments:**

- Site Plan of the lot (Please indicate direction of north, dimensions, structures, etc.)
- Sketches, drawings, building and streetscape elevations, and/or annotated photos
- Exterior photos
- Specifications (materials) for the project
- Phased development plan for the project (if proposed in phases)
- Inspection report (required for demolition requests only)
- Cost estimates for all the proposed work *\$3000 - materials*

Other (please explain): *Pictures of current status*

9. **Source of Funds:** Please indicate if funds for the project are being secured from any of the following sources: *(owner)*

- NHS       City of Beloit       SHSW       Federal

**NOTE:**

The Beloit Landmarks Commission meets at 7:00 PM on the third Tuesday of the month. Meetings are held in The Forum of Beloit City Hall, 100 State Street. Applications must be filed with the Planning and Building Services Division by the filing deadline date prior to the next Landmarks Commission meeting.

If you have questions or need assistance in completing this form, contact the City of Beloit Planning and Building Services Division (364-6700).

*[Signature]*      *Donis Pitzer*      *5/22/23*  
(Signature of applicant)      (Print name)      (Date)

Review fee: \$50.00\* / \$25.00\* if staff approved      Amount paid: \$ \_\_\_\_\_

\* Review fees are doubled to \$100.00 and \$50.00, respectively, when work begins prior to issuance of a COA.

Scheduled meeting date: \_\_\_\_\_


Application accepted by: \_\_\_\_\_      Date: \_\_\_\_\_

INTENSIVE SURVEY FORM Historic Preservation Division State Historical Society of Wisconsin

City, Village or Town: **BELOIT** County: **ROCK** Surveyor: **Richard P. Hartung** Date: **July, 1981**

Street Address: **743-745 Park** Legal Description: \_\_\_\_\_ Acreage: \_\_\_\_\_

Current Name & Use: **residence (multiple)** Current Owner: \_\_\_\_\_

Film Roll No. **RO-116** Negative No. **26** Facade Orient. **S**  Prints **26** Current Owner's Address: \_\_\_\_\_

Special Features Not Visible In Photographs: \_\_\_\_\_ Interior visited?  Yes  No

**2** Original Name & Use: \_\_\_\_\_ Source: \_\_\_\_\_ Previous Owners: \_\_\_\_\_ Dates: \_\_\_\_\_ Uses: \_\_\_\_\_ Source: \_\_\_\_\_

Dates of Construction / Alteration: **c. 1895** Source: **A**

Architect and/or Builder: \_\_\_\_\_ Source: \_\_\_\_\_

**3** Architectural Significance  
 Represents work of a master  
 Possesses high artistic values  
 Represents a type, period, or method of construction  
 Is a visual landmark in the area  
 Other: **None**

**4** Historical Significance  
 Assoc. with lives of significant persons  
 Assoc. with significant historical events  
 Assoc. with development of a locality  
 Other: \_\_\_\_\_  
 None

Architectural Statement:  
 An eclectic mixture of Queen Anne motifs, this frame house has intersecting, pedimented gables, slant bays and chamfered walls, and a pedimented veranda supported by unfluted ionic columns. Aluminum siding covers the original fabric. The front door has been blocked and the front steps removed.

Historical Statement: \_\_\_\_\_

**5** Sources of Information (Reference to Above)  
**A** Visual estimate of surveyor

**6** Representation in Previous Surveys  
 HABS  NAER  WIHP  NRHP  landmark  
 other: \_\_\_\_\_

**B**

**7** Condition  
 excellent  good  fair  poor  ruins

**C**

**8** District: **Near East Side Historic Dist.**  
 pivotal  contributing  non-contributing

**D**

initials: **Ra** date: **8/1/81**

**E**

**9** Opinion of National Register Eligibility  
 eligible  not eligible  unknown  
 national  state  local initials: **Ra**

District: **Park**  
 Number: **743-745**  
 Town: \_\_\_\_\_  
 Range: \_\_\_\_\_  
 Section: \_\_\_\_\_  
 Map Name: **Near East Side Historic District**  
 Map Code: **NES 116/26**

# Planning and Building Services Division

100 State Street, Beloit, WI 53511 Phone: (608) 364-6700 Fax: (608) 364-6609

## CERTIFICATE OF APPROPRIATENESS CHECKLIST

For property located at: 743 Park Avenue

<b>GENERAL REVIEW CRITERIA</b>	<b>YES</b>	<b>NO</b>	<b>N/A</b>
Has every reasonable effort been made to provide a compatible use for a property that requires alteration for use other than for its originally intended purpose?			<b>X</b>
Will the applicant retain distinguishing original qualities or character of a building, structure or site? The removal or alteration of any historic material or distinctive architectural features should be avoided when possible.	<b>X</b>		
Is the applicant proposing alterations that have a historical basis, rather than trying to create an earlier or later appearance?	<b>X</b>		
Has the applicant recognized and respected changes in the development of a building over time that may have acquired significance in their own right?			<b>X</b>
Has the applicant treated with sensitivity distinctive stylistic features, or examples of skilled craftsmanship that characterize a building, structure or site?	<b>X</b>		
Has the applicant repaired, rather than replaced, deteriorated architectural features, wherever possible? If replacement is necessary, the new material should match the material being replaced in composition, design color, texture and other visual qualities.		<b>X</b>	
Has the applicant avoided sandblasting and other cleaning methods that will damage the surface of the historic building?			<b>X</b>
Has the applicant made every possible effort to protect and preserve archeological resources affected by or adjacent to any project?			<b>X</b>
If a contemporary design for alterations and additions is proposed, does this design retain significant historical, architectural or cultural material and is the design compatible with the size, scale, color, material and character of the property and neighborhood?			<b>X</b>
Are new additions or alterations to buildings done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the building would be unimpaired?			<b>X</b>



## REPORT TO THE BELOIT LANDMARKS COMMISSION

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**Meeting Date:** July 18, 2023

**Agenda Item:** 4. b.

**File Number:** COA-2023-14

**Applicant:** Jennifer Erdman

**Owner:** Jennifer Erdman

**Location:** 729 Bluff Street

**Existing Zoning:** R-1B, Single-Family Residential

**Existing Land Use:** Single Family Residence

**Parcel Size:** 0.20 Acres

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### Request Overview/Background Information:

Jennifer Erdman has submitted an application for a Certificate of Appropriateness (COA) to replace the siding on the rear addition of the structure located at 729 Bluff Street. This property is located in the Bluff Street Historic District. Section 32.06 of the Historic Preservation Ordinance grants the Landmarks Commission the authority to issue a COA prior to the alteration of structures within a Historic District.

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### Key Issues:

- The applicant is proposing to remove and replace the board and batten siding with red cedar wood siding. They would like to paint the siding to match the rest of the house.
- The Beloit Intensive survey stated that the structure at 729 Bluff Street is an Italianate style two-story residence. It is not historically or architecturally significant but contributes to the district. A copy of the Intensive Survey Form is attached to this report.
- Section 32.06(5) of the Historic Preservation Ordinance includes general review criteria to be used when evaluating COA applications. The COA checklist is attached.
- *Section 32.06(5) of the Historic Preservation Ordinance establishes Specific Review Criteria:*
  - (1) *Architectural Details: Architectural details, including materials, colors and textures, should be treated so as to make a landmark compatible with the original architectural style or character of the landmark in the historic district.*
    - The applicant is replacing the existing siding with a more compatible material which will complement the architectural style..
- Per new state of Wisconsin law “In the repair or replacement of a property that is designated as a historic landmark or included within a historic district or neighborhood conservation district under this paragraph, a city shall allow an owner to use materials that are similar in design, color, scale, architectural appearance, and other visual qualities” Wis. Stat. 62.23(7)(em)(2m)
- Staff believes that the proposed actions, subject to certain conditions, satisfy the standards of Section 32.06(6)(c).

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### Staff Recommendation:

The Planning & Building Services Division recommends **approval** of a Certificate of Appropriateness to replace the siding on the addition of the structure located at 729 Bluff Street, based on the standards and criteria contained in the Historic Preservation Ordinance and subject to the following conditions:

1. The completed work shall be consistent with the scope of work outlined by the applicant and shall install the materials that have been reviewed & approved by the Landmarks Commission.
2. All work shall be done in a workman like manner and be consistent with the standards provided by the Secretary of the Interior by July 18, 2024.
3. Any changes or additions to this COA must be reviewed and approved by staff prior to the start of any work.
4. The applicant shall obtain all necessary building permits.

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**Attachments:** Location Map, Photo, Application, Intensive Survey Form, COA Checklist

# Location Map







# CITY of BELOIT

## PLANNING AND BUILDING SERVICES DIVISION

100 State Street, Beloit, WI 53511

Phone: (608) 364-6700

Fax: (608) 364-6609

### CERTIFICATE of APPROPRIATENESS APPLICATION

(Please Type or Print)

File Number:

COA 2023-14

1. Address of property: 729 Bluff St

2. Parcel #:

3. Owner of record: JENNIFER ERDMAN Phone: 224/290-6419  
729 Bluff St. Beloit WI 53511  
(Address) (City) (State) (Zip)

4. Applicant's Name: JENNIFER ERDMAN  
729 Bluff St. Beloit WI 53585  
(Address) (City) (State) (Zip)

(Office Phone #)

1224/290-6419

(Cell Phone #)

JENNI@EWEGURT.COM  
(E-mail Address)

5. Present use of property: RESIDENCE

6. The following action is requested:

- Approval of COA by Landmarks Commission (projects not listed below)
- Approval of COA by staff: (Check all that apply)
  - Roof repair/replacement
  - Gutter repair/replacement with historically appropriate materials and in historically appropriate styles
  - Private sidewalk and driveway repair/replacement with historically appropriate materials in the same dimensions, placement and orientation
  - Installation of historic plaques (residential properties only)
  - Chimney repair and tuckpointing according to the Secretary of the Interior standards and in historically appropriate color and design
  - Installation of fences
  - Storm window/storm door repair or replacement
  - Installation of glass blocks in basement window openings
  - Installation of a ramp that is compliant with American with Disability Act

Please continue to #7 (Over)

**CERTIFICATE of APPROPRIATENESS APPLICATION (continued)**

7. **Description of Project:** Describe each item of the project separately.

**Project item:** Include existing condition(s) when describing item. Also describe the proposed work, material(s) to be used, and the impact the item would have on existing historic or architectural features of the property. (Attach additional sheets if necessary.)

REMOVAL OF BOARD & BATTON SIDING THAT IS NOT PERIOD CORRECT. REPLACE WITH 1 1/16" x 6" x 12' RED CEDAR BEVEL SIDING - STAINED TO MATCH EXISTING COLOR. THIS WILL BRING BACK TO HISTORICAL CORRECTNESS. PICTURES ATTACHED

8. **Attachments:**

- Site Plan of the lot (Please indicate direction of north, dimensions, structures, etc.)
- Sketches, drawings, building and streetscape elevations, and/or annotated photos
- Exterior photos
- Specifications (materials) for the project
- Phased development plan for the project (if proposed in phases)
- Inspection report (required for demolition requests only)
- Cost estimates for all the proposed work
- Other (please explain): \_\_\_\_\_

9. **Source of Funds:** Please indicate if funds for the project are being secured from any of the following sources:

- NHS                       City of Beloit                       SHSW                       Federal


**NOTE:**

The Beloit Landmarks Commission meets at 7:00 PM on the third Tuesday of the month. Meetings are held in The Forum of Beloit City Hall, 100 State Street. Applications must be filed with the Planning and Building Services Division by the filing deadline date prior to the next Landmarks Commission meeting.

If you have questions or need assistance in completing this form, contact the City of Beloit Planning and Building Services Division (364-6700).

\_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_  
 (Signature of applicant)                      (Print name)                      (Date)

Review fee: <b>\$50.00*</b> / <b>\$25.00* if staff approved</b> Amount paid: \$ <u>50.00</u> * Review fees are doubled to \$100.00 and \$50.00, respectively, when work begins prior to issuance of a COA. Scheduled meeting date: <u>July 18</u> Application accepted by: <u>HR</u> Date: _____
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City, Village or Town: <b>1</b> Beloit	County: Rock	Surveyor: Richard P. Hartung	Date: July, 1981	Street Bluff Number 729			
Street Address: 729 Bluff		Legal Description:	Acreage:				
Current Name & Use: Residence		Current Owner:					
Film Roll No. RO-93	 Prints	Current Owner's Address:					
Negative No. 19		Special Features Not Visible In Photographs:					
Facade Orient. W		Interior visited? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No					
<b>2</b> Original Name & Use: <i>OLMSTEAD HOUSE</i>		Source	Previous Owners	Dates	Uses	Source	Town Range Section
Dates of Construction /Alteration 1860's 1875		Source A					
Architect and/or Builder:		Source					
<b>3</b> Architectural Significance <input type="checkbox"/> Represents work of a master <input type="checkbox"/> Possesses high artistic values <input type="checkbox"/> Represents a type, period, or method of construction <input type="checkbox"/> Is a visual landmark in the area <input type="checkbox"/> Other: _____ <input checked="" type="checkbox"/> None		<b>4</b> Historical Significance <input type="checkbox"/> Assoc. with lives of significant persons <input type="checkbox"/> Assoc. with significant historical events <input type="checkbox"/> Assoc. with development of a locality <input type="checkbox"/> Other: _____ <input checked="" type="checkbox"/> None					Map Name Bluff Street Historic District
Architectural Statement:  Italianate style two story residence including a low hip roof with overhanging eaves supported by single brackets. Tall windows topped by pediment shaped lintels. Facade is covered with composition siding.		Historical Statement:					
<b>5</b> Sources of Information (Reference to Above) <b>A</b> Visual estimate of surveyor		<b>6</b> Representation in Previous Surveys <input type="checkbox"/> HABS <input type="checkbox"/> NAER <input checked="" type="checkbox"/> WIHP <input type="checkbox"/> NRHP <input type="checkbox"/> landmark <input type="checkbox"/> other: _____					Map Code BS 93/19
<b>B</b>		<b>7</b> Condition <input type="checkbox"/> excellent <input checked="" type="checkbox"/> good <input type="checkbox"/> fair <input type="checkbox"/> poor <input type="checkbox"/> ruins					
<b>C</b>		<b>8</b> District: <u>Bluff Street Historic District</u> <input type="checkbox"/> pivotal <input checked="" type="checkbox"/> contributing <input type="checkbox"/> non-contributing initials: <u>R</u> date: <u>8/1/81</u>					
<b>D</b>		<b>9</b> Opinion of National Register Eligibility <input checked="" type="checkbox"/> eligible <input type="checkbox"/> not eligible <input type="checkbox"/> unknown <input type="checkbox"/> national <input type="checkbox"/> state <input type="checkbox"/> local initials: <u>R</u>					
<b>E</b>							
<b>F</b>							

# Planning and Building Services Division

100 State Street, Beloit, WI 53511

Phone: (608) 364-6700

Fax: (608) 364-6609

## CERTIFICATE OF APPROPRIATENESS CHECKLIST

For property located at: 729 Bluff Street

<b>GENERAL REVIEW CRITERIA</b>	<b>YES</b>	<b>NO</b>	<b>N/A</b>
Has every reasonable effort been made to provide a compatible use for a property that requires alteration for use other than for its originally intended purpose?	<b>X</b>		
Will the applicant retain distinguishing original qualities or character of a building, structure or site? The removal or alteration of any historic material or distinctive architectural features should be avoided when possible.	<b>X</b>		
Is the applicant proposing alterations that have a historical basis, rather than trying to create an earlier or later appearance?			<b>X</b>
Has the applicant recognized and respected changes in the development of a building over time that may have acquired significance in their own right?	<b>X</b>		
Has the applicant treated with sensitivity distinctive stylistic features, or examples of skilled craftsmanship that characterize a building, structure or site?	<b>X</b>		
Has the applicant repaired, rather than replaced, deteriorated architectural features, wherever possible? If replacement is necessary, the new material should match the material being replaced in composition, design color, texture and other visual qualities.	<b>X</b>		
Has the applicant avoided sandblasting and other cleaning methods that will damage the surface of the historic building?			<b>X</b>
Has the applicant made every possible effort to protect and preserve archeological resources affected by or adjacent to any project?			<b>X</b>
If a contemporary design for alterations and additions is proposed, does this design retain significant historical, architectural or cultural material and is the design compatible with the size, scale, color, material and character of the property and neighborhood?	<b>X</b>		
Are new additions or alterations to buildings done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the building would be unimpaired?	<b>X</b>		





July 19, 2023

Jason Tish  
Wisconsin State Historic Preservation Office  
816 State St.  
Madison, WI 53706

Dear Mr. Tish,

The City of Beloit's Landmarks Commission is submitting this letter of intent (LOI) regarding the Certified Local Government (CLG) grant program. This LOI is the first required step in the process of demonstrating our interest in applying for funds that will further support the city's interest in protection, enhancement, and preservation of our community's history.

Our intent is to apply for CLG funds that would be applied to the following project type: J. Design Guidelines and Historic Preservation Plans.

The last design guide for local property owners was completed in 1997 and is significantly out of date. While the content is appropriate, it needs to be refreshed with current examples of local preservation, updated standards, accurate processes for property owners to abide by, as well as digitizing the document. Additionally, we will seek to use CLG funds to translate the design guide into Spanish. By translating this guide, it will assist a vast number of current and future property owners that speak Spanish as a first language. Also, the translation will meet an objective of the city of Beloit's strategic plan which states that we should "provide engaging and transparent information to residents and community members using inclusive, modern and strategic methods."

I request your thoughtful consideration to this LOI for CLG grant application.

Sincerely,

A handwritten signature in blue ink that reads "Hilary Rottmann". The signature is written in a cursive, flowing style.

Hilary Rottmann, Planner II  
Planning and Building Services

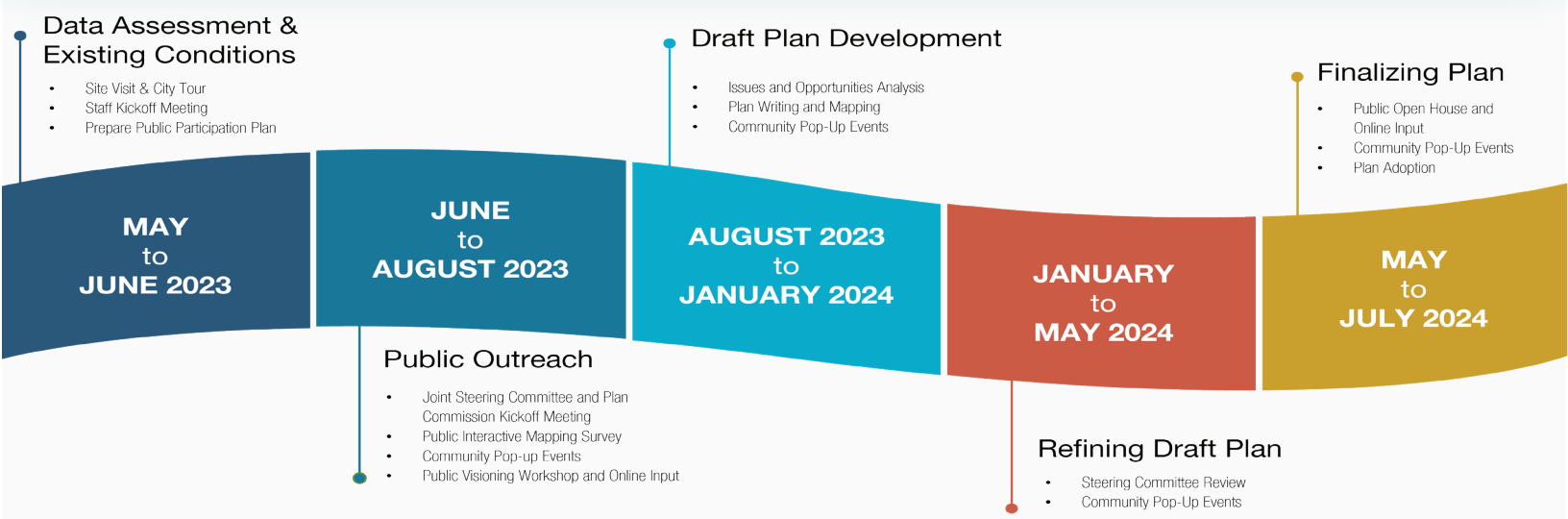
Join the Discussion!



# CITY OF BELOIT COMPREHENSIVE PLAN 2045

## HOW TO GET INVOLVED?

You're invited to help shape the future of the City!



### UPCOMING OPPORTUNITIES

The City of Beloit is updating its Comprehensive Plan - the long-term plan for the community's growth that identifies strategies to enhance the overall quality of life in the City for the next 20 years. As part of the Comprehensive Plan Update process, the community is invited to contribute to the City's vision for the future. Whether you live, work, or own property in Beloit - now is your chance to participate in shaping the future of the community. Over the next few months, there will be several public events aimed at gathering public input and feedback to guide the development of the Comprehensive Plan. Please join us at one of these upcoming events.

- **Farmer's Market.** Today.
- **Online Map Survey.** July 5-31 (available on the [Project website](#)).
- **Public Visioning Workshop.** August 28, 5:30 - 7:30PM  
Beloit Public Library | 605 Eclipse Blvd, Beloit.
- **Movie on the Big Lawn.** September 8th.

### PROJECT WEBSITE

Visit the Project website for more information on the Comprehensive Plan and additional opportunities to participate in the process.



[tinyurl.com/BeloitComp2045](https://tinyurl.com/BeloitComp2045)



**QUESTIONS?** For additional information on the events or any part of the planning process, contact Julie Christensen, Community Development Director at [christensenj@beloitwi.gov](mailto:christensenj@beloitwi.gov) or (608) 364-6703