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MEETING MINUTES
BELOIT LANDMARKS COMMISSION
Tuesday, November 17, 2015, 7:00 PM
Beloit Public Library, North Meeting Room, 605 Eclipse Blvd

1. Roll Call

Commissioner Blazer called the meeting to order at 7:00pm.

Commissioners Blazer, Johnson, Vater, Truesdale, Joyce, Kaye, Kelly, and Vollmer were present.

2. Minutes of the October 20, 2015 Meeting

Commissioners Vater and Joyce moved to approve the minutes as presented. Motion carried, voice vote.

3. Public Comments: Brian Ramsey, Director of Parks and Leisure Services for the City of Beloit, asked the Commission to reconsider the proposal from Beloit Family Services to install a remembrance garden in Horace White Park. Commission Blazer suggested he speak more about the issue when the item is up for consideration later in the meeting.

4. Chris Gallagher – Certificate of Appropriateness

COA-2015-52 Review and consideration of a Certificate of Appropriateness for the replacement of windows on a residential structure located at 259 St. Lawrence Avenue.

Mr. Morganroth read the staff report and recommendation.

The applicant, Mr. Gallagher, discussed his new proposal for the window sash replacements. He confirmed that the new sashes would be single-paned. Mr. Gallagher then requested permission to modify the COA request to replace the sashes of up to twenty windows on the subject property.

Commissioner Joyce made a motion to amend the COA to change the request to include the replacement of up to twenty windows with the type of sashes presented by Mr. Gallagher at the meeting. Commissioner Vollmer seconded the motion. Motion carried, voice vote.

Commissioner Vater made a motion to approve the amended COA, subject to the conditions recommended by staff. Commissioner Vollmer seconded the motion. Motion carried, voice vote.

5. Beloit Family Services – Certificate of Appropriateness

COA-2015-49 Review and consideration of a Certificate of Appropriateness to allow a memorial garden in Horace White Park located at 825 East Grand Avenue.

Mr. Morganroth read the staff report and recommendations.

Mr. Ramsey, Director of Parks and Leisure for the City of Beloit outlined the standards by which the Parks and Leisure Division considered the garden and specifically referred to the future garden shown in the 2012 Horace White Park Master Plan. He reaffirmed his division's support for the project and outlined the maintenance procedures and standards that would ensure the garden's long-term success.

City Council Vice President Sheila de Forest also spoke in favor of the garden and cited the inclusion of a future garden in the 2012 Horace White Park Master Plan.

Commission Truesdale stated that he was concerned about the precedent-setting nature of approving the proposed garden. Councilor De Forester responded that the master plan only shows one garden.

John Pfleiderer, Executive Director of Beloit Family Services, stated his support for the garden and introduced three other members of the Beloit Family Services Board. Mr. Pfleiderer assured the Commission that the non-profit had the ability to maintain the garden in the near future, but couldn't make any guarantees regarding maintenance ten or twenty years from now. Mr. Pfleiderer also addressed the precedent-setting concerns by citing the Horace White Master Plan which only recommends one garden.

Commissioner Joyce made a motion to approve the COA as written, subject to the conditions recommended by staff. Commission Vollmer seconded the motion. Motion carried, voice vote.

6. Scott Muth – Certificate of Appropriateness

COA-2015-47 Review and consideration of a Certificate of Appropriateness various repairs on a detached carriage house located at 736 Bluff Street.

Mr. Morganroth read the staff report and recommendation.

The applicant, Mr. Muth, explained that all existing windows would be kept but the man-door on the side of the garage would be sided over.

Commissioner Vater asked Mr. Muth to explain the condition of the existing wood siding. Mr. Muth replied that much of it was rotted out and irreparable. Commissioner Johnson explained to Mr. Muth that the Commission usually prefers wood over vinyl siding. Mr. Muth responded that wood siding is not a financially feasible alternative.

Commissioner Truesdale made a motion to approve the COA as written, subject to the conditions recommended by staff. Commissioner Joyce seconded the motion. Motion carried, voice vote 6-1 with Vater voting against.

7. Report on Staff-Approved Certificates of Appropriateness & Activities Since Last Meeting

Mr. Morganroth announced that four COAs were approved by staff since the last meeting. He stated that the staff-approved COAs included a new roof and chimney tuckpointing at 417 Bluff Street, a new fence at 130 Bluff Street, a new roof at 951 Bluff Street, and a new roof at 824 Church Street. The Commission discussed the appropriateness of staff-approved projects and the language guiding them in the Historic Preservation Ordinance.

8. Committee Reports

Education and Outreach Committee: Commissioner Johnson informed the committee that a welcome packet was delivered to a new historic home owner on Harrison Avenue. Commissioner Johnson then disbursed some historic district sign samples. The Commission agreed to discuss historic signage more in depth at the December 15, 2015 Landmarks Commission meeting.

Grant Writing Committee: None

Site Visit Committee: None

9. Adjournment

Commissioners Joyce and Vollmer moved to adjourn at 8:11pm. Motion carried, voice vote.

Respectfully Submitted,
Alex Morganroth, Planner
Date Approved: December 9, 2015