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**MEETING MINUTES
BELOIT LANDMARKS COMMISSION
Tuesday, September 19, 2017, 7:00 PM
The Forum, 100 State Street**

1. Roll Call

Commissioner Blazer called the meeting to order at 7:00 PM.
Commissioners Blazer, Vater, McGrath, and Truesdale were present.
Commissioner Jacobsen was absent.

2. Minutes of the August 15, Meeting

Commissioners McGrath and Blazer made a motion to approve the draft Minutes. Motion carried, 4-0.

3. Public Comments:

Bill Door commented on the staff report for the name and logo change of Near East Side signs. Mr. Door read a section of the Historic Preservation Ordinance which established the College-Park Historic District.

Commissioner Vater commented on the issue of the new College-Park signs displaying the ‘National Register of Historic Places,’ and asked whether City Staff were opposed or in favor of the proposed design. Rudy Moreno, Planner, clarified that he was fine with the proposed design; however, he wanted to point out that the subject historic district was officially established as the Near East Side with the National Register of Historic Places. Commissioner Vater expressed the National Register of Historic Places display was an important element to include on the new signs.

Daniel Clifton, resident of the Near East Side/College-Park Historic District, acknowledged that the name established with the National Register of Historic Places differs from the proposed signs. Ms. Clifton also pointed out, despite the name difference, the district is still on the National Register of Historic Places. Ms. Clifton expressed support for the proposed sign replacements.

4. Brad Siegworth – Certificate of Appropriateness

COA-2017-18 Review and consideration of a Certificate of Appropriateness to allow exterior improvements to the residential structure and detached garage located at 704 Park Avenue.

Mr. Moreno read the staff report and recommendation.

Brad Siegworth, Corporate Contractors Inc., explained he would like to preserve as much of the historic value as possible. Mr. Siegworth mentioned the original siding on the house had long been

replaced with aluminum siding and the windows, with an exception to the rear addition, are original to the home.

Commissioner McGrath commented on the proposed improvements and requested clarification on the proposed garage entry door. Brad Siegworth explained that the walk-in entry door will be moved to the east facing wall of the garage and the existing doorway will be closed-off.

Commissioner McGrath acknowledged that the exterior of the house had been modified at some point, and expressed a preference for continuing the use of wooden shutters; but also acknowledged shutters were not common on Italianate style homes.

Commissioners McGrath and Vater motioned to approve the COA. Motion carried, 4-0.
Commissioner

5. Luther Ledic – Certificate of Appropriateness

COA-2017-22 Review and consideration of a Certificate of Appropriateness to allow exterior improvements to the apartment building located at 640 Bluff Street.

Mr. Moreno read the staff report and recommendation.

Commissioner Vater asked Mr. Moreno to clarify where the existing stucco is located. Mr. Moreno explained there is stucco on the wall within the enclosed stairway and might still exist under the vinyl siding on the window bays.

Commissioner McGrath expressed he would like to know if there is original stucco under the vinyl siding and its condition. Commissioner McGrath advocated restoring the original stucco, rather than covering it with siding, if the stucco is still present.

Commissioner McGrath commented on the proposed window replacement.

Commissioner Blazer pointed out most of the windows on the building were previously replaced with vinyl framed windows. Mr. Moreno explained most of the windows on the building were replaced with vinyl framed windows except for the third floor windows which appeared to have wooden frames.

Commissioners Vater and Blazer commented on the style of windows shown in the staff report.

Commissioner Vater suggested amending the COA to specify the muntin design on the replacement windows shall all be consistent.

Commissioner Vater also suggested amending the COA to include a condition which preserves any original stucco under the vinyl siding. Mr. Moreno suggested a layover for the siding replacement in order to determine if any original stucco still exists. Commissioner Vater expressed concern about postponing the COA and leaving the building in its current condition longer.

Commissioner Truesdale commented on the rear enclosed stairway and the stucco.

Commissioner Blazer suggested laying over the siding replacement to determine if original stucco is present under the vinyl siding. Mr. Moreno explained that applicant was considering postponing the

COA because he wanted wasn't sure if he would make the meeting. Commissioner Blazer suggested allowing him to remove the siding but layover the installation of new siding until the condition of the stucco is known.

Commissioner Blazer suggested clarification on the design of the replacement windows. Commissioner McGrath described the original arrangement and design of the windows in reference to a photo he had provided. The Commission discussed the window designs and agreed the replacement windows shall have a six over six muntin design, similar the existing third floor windows.

Commissioners Vater and Blazer motioned approve the COA with amendments requiring the replacement windows to have a muntin design matching the existing third floor windows, and to layover the siding replacement. Motion carried, 4-0.

6. Joy Beckman – Certificate of Appropriateness

COA-2017-22 Review and consideration of a Certificate of Appropriateness to construct a limestone terrace with garden box planters for the property located at 703 Park Avenue.

Mr. Moreno read the staff report and recommendation.

Commissioners had no questions or comments regarding the proposed improvements.

Commissioners Truesdale and Vater motioned to approve the COA. Motion carried, 4-0.

7. Report on Staff Activities Since Last Meeting

A. Report on Staff-Approved Certificates of Appropriateness

Mr. Moreno reported on staff approved COA's that were issued since the last Landmarks Commission meeting.

8. Review and Consideration of a request to change the name and logo on the Near East Side Historic District signs

Mr. Moreno read the staff report and recommendation.

Commissioner McGrath commented on the intent of the water tower logo on the current historic district signs. Commissioner McGrath expressed concern regarding the visibility of the proposed College-Park logo. Commissioner McGrath suggested altering the proposed logo so that it is more visible.

Commissioner Vater agreed with Commissioner McGrath and asked if there was a version of the logo design with thicker lines. Commissioner Truesdale explained he could look into another graphic rendering of the proposed logo.

Mr. Door said he does not have problem with looking into another design of the proposed logo.

Commissioners Vater and Truesdale motioned to layover the request to change the name and logo of the Near East Side Historic District signs. Motion carried, 4-0

9. Committee Reports

A. Education and Outreach Committee:

Commissioner McGrath recommended attending the the Eleventh Annual WHS Local History & Historic Preservation event in La Crosse, WI on October 20th and 21st, 2017.

Commissioner McGrath discussed the Historic House Walk he attended in Elgin, IL.

Commissioner McGrath also brought to the Landmarks Commission's attention the proposed conditional use for a temporary children's shelter for the property located at 800 Wisconsin Avenue.

July Christensen, Community Development Director, commented on the Conditional Use Application for the property located at 800 Wisconsin Avenue.

- B. Site Visits Committee: Commissioner Truesdale commented on the recent site visits
- C. Grant Writing Committee: none
- D. Ad Hoc Sign Committee: Commissioner Truesdale commented on the Near East side/ College-Park Historic District sign change.

10. Future Discussion Items

Commissioner Truesdale suggested an update and timeline on the new historic district.

Commissioner McGrath requested that staff check on the Landmarks Commission's membership status with the Wisconsin Association of Historic Preservation Commissions (WAHPC)

11. Adjournment

Commissioners McGrath and Vater moved to adjourn at 8:15 PM. Motion carried, 4-0.

Respectfully Submitted,
Rudy Moreno, Planner II
October 12, 2017