

Hennepin County, Minnesota

Minutes  
Heritage Preservation Commission

Tuesday, June 18, 2019

1. CALL TO ORDER/ROLL CALL

Chair Macpherson called the meeting to order at 6:30 p.m.

Commissioners Present: Bolles, Chair Macpherson, Finch, Reece, Caron, Salita

Commissioners Absent: Brabec

Also Present: City Planner Becker

2. AGENDA APPROVAL

Salita moved, Caron seconded, to approve the agenda as amended. Motion carried 6/0.

3. APPROVAL OF MINUTES

a) May 21, 2019

Commissioner Reece moved, Commissioner Salita seconded, to approve the minutes for the May 21, 2019 meeting as amended. Motion carried 6/0.

4. DISCUSSION ITEMS

a) National Register Eligibility Study Information Gathering

Becker explained that Hess, Roise and Company is now in the information gathering phase of the National Register Eligibility Study and is in attendance at the meeting to gather information. Rachel Peterson, Hess Roise and Company, was in attendance. Caron prepared a list of Excelsior Downtown Historic District Sites for Evaluation. Bolles would like the report he wrote regarding the Port of Excelsior and the Blue Line Ticket Booth to be provided to Hess, Roise and Company. Caron asked if they would be looking at the 2002 boundaries and possibly looking at a broader boundary. Peterson clarified that the report will be boundary focused. Finch wanted to clarify if the study would have any bearing on local historic district designation; Peterson clarified there would not be, but it could help support any changes in the local historic district boundary. Macpherson questioned if the report said that a property was not qualified for the National Register designation if they could make it clear that it may be appropriate for local designation. It was clarified that the report would re-evaluate contributing versus non-contributing. Peterson clarified that the City would need to be given permission from half plus one of the property owners within a historic district to designate their property on the National Register of Historic Places in order to designate it. Bolles wanted to clarify if a property owner owned three properties within the historic district if that property owner gets three votes. Peterson would need to follow up. She also clarified that properties would be eligible for tax credits for repairs including but not limited to masonry repairs.

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### b) 264 Water Street SAP Enforcement

Becker explained that the Heritage Preservation Commission (HPC) had expressed dissatisfaction with the work that was done on the Site Alteration Permit (SAP) at 264 Water Street. The HPC had drafted an enforcement letter at its December meeting. Justin Faulk, owner, was present at the meeting. The HPC approved material other than copper with conditions, and they do not feel that those conditions have been met. Salita and Reece believe that the communication to the applicant was not that the cornice match exactly but be as close as possible. Caron motioned to recommend that no further code enforcement be taken on this property in regard to the cornice, seconded by Finch. Motion carried 6/0. Finch would like to commend the applicant for careful restoration that was done and secondly that the HPC finds the condition of the existing cornice to resolve the enforcement action.

### c) 235 Water Street SAP

Becker presented the report. Hazel Yainers, Angel Readings, was present. Bolles felt that no site alteration permit should be issued since there is a code enforcement issue with the building. Yainers addressed the code enforcement issue. Motion by Salita, Reece seconded, to require a comprehensive sign plan and require bringing the door into compliance by removing the blind and continue the item to the next meeting. Motion carried 6/0. The HPC was fine with Yainers replacing the door with a door that is the same as the existing door, painted a historical color, and with trim surrounding the window that is not made of plastic.

### d) Stillwater Design Guidelines

The Commission scheduled a work session to discuss this further for Monday, July 1, 2019 at 8am.

### e) Letter to Council Regarding Ice Castle Event

Macpherson presented suggested amendments for the final draft of the Ice Castle Comments document. There was discussion on whether or not the HPC has authority to look over a proposed use for a temporary period of time. Finch felt the proceeds should have gone to historic preservation. Macpherson will edit the report and send a final draft to Planner Becker. Motion by Caron to approve text of the letter regarding Ice Castles with amendments and authorize Macpherson to transmit the letter and indicate the letter is supported by the HPC. Motion carried 6/0.

### f) Enforcement Issues

Macpherson would like to discuss enforcement issues at a future meeting.

### g) Discussion of Ord. No. 598

Finch believes that the size of the signs allowed in all zoning districts other than residential, multi-family and institutional is not appropriate. He believes that the size should be limited to 16 square feet. The Commission felt that the sign at 287 Water

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Street should be removed since the approval has expired. The Commission felt that there should be some sort of distinction between For Sale/Lease and temporary signs. The Commission asked that Planner Becker send a copy of the sign ordinance to the Commission.

h) Goal Setting/Advancement of Future Agenda Items

Macpherson asked that the Commission think further about the goals and that this be brought back to a future meeting.

5. COMMUNICATIONS and REPORTS

Communications and reports were provided.

6. FUTURE AGENDA ITEMS

The Heritage Preservation Commission then discussed the Code Enforcement List. The Commission felt that a letter should be sent to the owner of the Bennett building requiring a comprehensive sign plan.

5. ADJOURNMENT

Motion by Caron, seconded by Salita to adjourn at 9:30 p.m. Motion carried 6/0.

Respectfully submitted,

Emily Becker  
City Planner