

## City of Sidney-Historic Preservation Board

### Meeting Minutes-June 11, 2013

The public meeting was called to order by Vice-Chairman, Kay Hicks, at 12:10 pm. The Public Meetings Act poster was pointed out by the chairperson of the board.

Roll Call: Meagan Smuin, Rich Phillips, John Phillips, Greg Huck, and Casey Cortney-present; Doug Meier-absent; additional attendees-Brad Rowan, Gary Person, Caitlin Sievers-Sidney Sun -Telegraph, and Wendy Pemberton-Della's Café.

The May 14, 2013 meeting minutes were reviewed. G. Huck motioned to approve the minutes; M. Smuin seconded and motion carried with all in favor.

#### **Review submitted plans, projects, specifications, sketches, or proposals and reservations of funds if applicable:**

A brief discussion was held prior to review and approval of submitted projects on window replacement. C. Cortney questioned the Board as to the direction the Board was going with window replacements and what guidelines would be followed and how the Board was going to utilize the Sidney Historic Preservation Plan. C. Cortney reminded the Board of Shelley McCafferty's recommendations at the last meeting regarding window replacement and that the first priority should be preservation of the window. R. Phillips stated the Board should not dictate the color or the material used when replacing windows. M. Smuin noted that material is very relevant to historic preservation and states so in the the Board's current guidelines and the national Standards for Rehabilitation. M. Smuin recommended since we are using government funds, the Board consider higher funding for windows that are replaced or preserved with historic relevance including materials and that funding be lowered if historical relevance or preservation is lost or less. The Board did not take action on the recommendation but will discuss in the future.

COA for window replacement at LaSeuer Building-11<sup>th</sup> & Illinois owned by Jerry and Diann Steffens-application for COA reviewed and discussed; owners not present. Motion to approve the COA was made by R. Phillips; seconded by J. Phillips and motion carried with all in favor.

COA for signage on the Sidney Fine Arts Center at 1000 11<sup>th</sup> Ave owned by Jess Nelson-application for COA reviewed and discussed. M. Smuin made the point that the owner was doing the work himself and that the funding could be less, **but it was then pointed out the owner was not asking for funding.** Motion to approve the COA was made by M. Smuin; seconded by J. Phillips and motion carried with all in favor.

COA and funding for window replacement, painting, and repairs at Della's and Get-Away Comics and Collectibles at 1000 Illinois owned by Wendy Pemberton-application for COA and funding reviewed and discussed-owner noted she was using Champion windows and she was questioned about the quality of the windows and owner stated she was paying \$800 per window and as far as she knew the quality was good. C. Cortney stated she did not feel the white vinyl would be the appropriate or historically relevant and recommended keeping the style the same as the bottom floor windows. It was noted by J. Phillips that the owner would only qualify for 35% reimbursement because owner was not using a Chamber member and the owner acknowledged awareness of the matter. G. Huck questioned owner about the window boxes and had concerns about safety, historical relevance, and state regulations. Owner stated she would not be doing the window boxes at this time. Motion to approve the COA and funding without the window boxes was made by R. Phillips; seconded by M. Smuin and motion carried

with all in favor.

COA for window replacement at Hicks' building at 827 10<sup>th</sup> Ave owned by Dennis and Kay Hicks -application reviewed and discussed with K. Hicks noting there may be a delay in starting the window project due to interior building problems. K. Hicks noted when they do start the project they will take into consideration the recommendations made by Shelley McCafferty and other Board members at the last meeting. Motion to approve the COA was made by J. Phillips; seconded by G. Huck and motion carried with all in favor but K. Hicks abstaining from vote.

**Approval of reimbursements of funds for completed projects:**

Board reviewed invoices and request for reimbursement on the exterior improvements made at Financial Partners at 836 10<sup>th</sup> Ave owned by Gregory A. Huck. A motion was made by C. Cortney; seconded by J. Phillips to approve reimbursement and motion carried with all in favor but G. Huck abstaining from vote.

**Discussion regarding sidewalks and other building frontage and funding eligibility:**

Began discussion on coverage in general. M. Smuin stated the Board should not consider funding for public sidewalks but consider funding on building frontage (attached to building), especially with renovation projects. G. Huck stated as a building owner, he and others should not expect funding for public sidewalks, gutters, etc. Board decided to table further discussion and decision until next meeting.

**Comments by Director of the Board, Board Members, or City Manager:** G. Person gave an update on the street improvement projects. 13<sup>th</sup>, 14<sup>th</sup>, and Illinois project has a start date of July 1<sup>st</sup> with hopes of completing the project before Oktoberfest. Efforts will be made to re-route traffic and to have appropriate traffic flow to North Elementary before school starts. The 10<sup>th</sup> Ave project will be delayed until March 2014 due to state control of funding, bidding, etc. North side project-request for proposal by early Fall.

**Comments by the Public:** None.

The meeting was adjourned at approximately 1:10pm.

Respectfully submitted by Casey Cortney, HPB member