



A G E N D A
Historic Preservation Board

Tuesday, September 4, 2018 4:00 pm
Community Development Conference Room – City Hall 250 North 5th Street

- 1 Minutes of August 7, 2018 Meeting (attached)**
- 2 North Seventh Street Historic Residential District Guidelines and Standards**
 - Vinyl Fencing Discussion
- 3 Community Street Event – October 20, 2018**
 - Table/Booth – Information re: Historic Homes in Adjacent Neighborhoods
- 4 Other**
 - Certified Local Government (CLG) Presentation – September 25th
 - Federal Building Celebration – October 4th
 - Historic Water Plant
- 5 October Meeting**

Historic Preservation Board Special Meeting

Minutes – August 7, 2018

Present: Troy Reynolds, Brandon Stam, Jody Motz, Ron Parron and David Bailey

Not Present: Chris Endreson and Greg Gnesios

Also Present: Tamra Allen, Director, City Community Development; Shelly Dackonish, City Attorney

The meeting was called to order by David Bailey in the absence of Chair Chris Endreson at 5:30 pm at City Hall.

1. Minutes of Previous Meetings

Action: Approve the minutes from the May 1 and May 21, 2018 meetings

David Bailey, acting on behalf of Chairman Endreson asked for a motion to approve the minutes.

Ron Parron moved to approve the minutes as written. Troy Reynolds seconded the motion. The motion passed unanimously by a vote of 5-0.

2. Certificate of Appropriateness – Proposed Fence at 604 North 7th Street

Action: Consider a request for review and approval of a Certificate of Appropriateness for a proposed new fence in the front yard of the residence located at 604 North 7th Street within the North Seventh Street Historic Residential District.

The Applicants/Owners, Richard and Karen Buffington were in attendance.

Applicants Presentation

The Applicants gave a brief presentation on the proposed fencing in the front yard.

Questions for Applicant

The Applicants answered questions from the Historic Preservation Board regarding details of the proposed fence. The Applicant clarified the type of fence, and how and where the fence will be installed. The Applicant stated that the fence would meet any required setback.

Staff Presentation

Tamra Allen (Community Development Director) restated the proposal and referred to the background information that was provided in the staff report. Staff identified four criteria that address this type of application and, in staff's analysis, find that all four criteria have been met by the Applicant.

Questions for Staff

Tamra Allen responded to the Board's question regarding the setback and stated that it is at least one foot behind the sidewalk. Staff will follow up with Applicant.

Public Comment

There were no further comments from the public.

Commissioner Discussion

Discussion ensued regarding the proposal and its compliance with the North Seventh Street Historic Residential District Guidelines and Standards.

Motion and Vote

Ron Parron made a motion on item COA-2018-357, an application for a Certificate of Appropriateness for the proposed construction of front yard fencing on the house at 604 North 7th Street, to approve the proposal as presented.

Troy Reynolds seconded the motion which passed unanimously by a vote of 5-0.

3. Lowell Village Townhomes Development Discussion

Brandon Stam, as Director of the Downtown Development Authority gave an overview as to why this proposed development was being brought to the Board for a second discussion. The Applicant, ReGeneration Development, has refined the architectural schematic design and is looking for additional guidance from the Board.

Tamra Allen reminded the Board that a summary of what was previously discussed had been provided to the Board.

Jeremy Nelson, ReGeneration Development, provided additional information including a letter to be entered into the record from a historic preservation specialist on the development team. Other members of the development team were also in attendance.

Discussion

General discussion of the proposal ensued. The Board members understood that the North Seventh Street Historic Residential District Guidelines and Standards applied to this development in an advisory capacity. However, the Board is still tasked with preserving the history of the community. The architect has made an attempt to honor the historic characteristics and balance old and new. The Applicant stated that another iteration as the design progresses could be provided to the Board to specifically look at materials and color.

4. Other Discussion

Ron Parron stated that the vinyl fencing that was previously approved by the Board has not been completed as approved. The approval can be enforced and David will follow up with staff. The Board discussed a revision to the North Seventh Street Historic Residential District Guidelines and Standards to disallow vinyl fencing in the District. Shelly Dackonish confirmed that a change

can be a proposed to the plan for the District. Staff will follow up on further discussion and a proposed change.

5. September Meeting

The Board concurred that a regular meeting would be held on September 4, 2018.

The meeting was adjourned at 6:30 pm.



The U.S. General Services Administration invites you to

100-year Celebration

for the

Wayne Aspinall Federal Building

400 Rood Ave, Grand Junction, CO 81501

October 4, 2018
2:00 p.m. to 3:00 p.m.

Formal activities include:

- Opening 100-year old time capsule
- Constructing new time capsule
- Unveiling of historical walk plaque

**RSVP by September 5 by clicking
anywhere on this invitation.**

Reception and tours to follow
from 3:00 p.m. to 3:30 p.m.