



BOARD OF HISTORIC PRESERVATION

Promoting the use and conservation of historic properties for the education, inspiration, pleasure and enrichment of the citizens of Sioux Falls

Meeting Minutes
for the meeting held on
April 11, 2012

Members Present:

Elizabeth Barry
Sean Ervin
Kevin Gansz
Dixie Hieb
Anita Kealey (4:06 p.m.)
Adam Nyhaug
Mildred Roesch
Josh Schorzmamm
Keith Thompson (4:30 p.m.)

Members Absent:

Jeff Dunn

Public in Attendance:

Linda Barker
Gary Gasper
Arthur Kriens
Angie McKillip

Staff Present:

Debra Gaikowski, Planner
Brent O'Neil, Urban Planner
Sam Trebilcock, Planner

Chairman Kevin Gansz called the meeting to order at 4:00 p.m.

1. **Approval of the March 14, 2012 Meeting Minutes** – Sean Ervin made a motion to accept the March 14, 2012 Board of Historic Preservation meeting minutes as written. Mildred Roesch seconded the motion. Motion passed unanimously.
2. **Public Input on Non-agenda Items** – None
3. **Old Business:**
 - a. **Facade easement application – 200 East 6th Street** – Angela McKillip from Koch Hazard Architects described the project of the east facade at 200 East 6th Street which is also called the York Building. Extensive research did not result in any photos of the original building so the firm did not have any reference for matching materials, styles, etc. They have designed the east facade so it ties in well with

the Raven building across the street to the north and with the future river greenway improvements. Sean Ervin made a motion that the proposed improvements to the east façade of the York building at 200 East 6th Street meet the merits of the non-historic path of the Façade Easement program but do not meet the Secretary of the Interior Standards for the Treatment of Historic Properties. Mildred Roesch seconded the motion. Motion passed unanimously.

- b. Façade easement application – 205 East 6th Street** – Angela McKillip from Koch Hazard Architects described the project of the east and north facade at 205 East 6th Street which is also called the Raven Building. Using photos of the original building, the firm tried to match opening area, location, and style. They have also relocated the entrance on 6th Street to match the entrance location of the original building. Sean Ervin made a motion that the proposed improvements to the east and north façade of the Raven building at 205 East 6th Street meet the merits of the non-historic path of the Façade Easement program but do not meet the Secretary of the Interior Standards for the Treatment of Historic Properties. Adam Nyhaug seconded the motion. Motion passed unanimously.

4. New Business:

- a. Architectural Design Standards Subcommittee Report** – Keith Thompson reported that the Subcommittee has suggested a list be developed to include in the new ordinance that lays out specific design standards the Board would like to see. Sam Trebilcock discussed the creation of a Residential Historic Preservation District (RHPD) in the new Zoning Ordinance. Areas of the City would only be zoned under this category upon request of property owners. The RHPD would then have the design standards included within that zoning district. Linda Barker addressed the Board with several comments about her desires to preserve the character of various areas of the city and would like to know how to move forward with getting her neighbors involved. Kevin Gansz asked her to contact Debra for further discussion. This item was informational.
- b. Notice and Order Report** – Keith Thompson had not arrived when Item a. under New Business was to be addressed so Item b. was addressed first under New Business. Debra Gaikowski reported that two new Notice and Orders were issued this past month affecting historic districts, one just outside the Cathedral Historic District and one in the McKennan Historic District. This item was informational.
- c. Façade easement application – 218 South Main Avenue** – Brent O’Neil introduced the owner of the property at 218 and 228 South Main Avenue, Gary Gasper, and his design consultant, Arthur Kriens. Brent explained that each applicant can choose an historic path within the Façade Easement Program, or without an historic path. The projects at these two locations were submitted on the historic path so the Board was instructed to review the projects for the applications with that as a consideration. After a review of the project scope and several questions from the board members, a suggestion was made by Sean, and affirmed by the other members, that a light colored window frame, to accent the existing limestone, would create a much more historic look than the proposed bronze-colored window. Keith Thompson suggested a change to the signage on the 218 building to help with consistency between the two buildings. Items 4c and 4d were addressed by the Board in one motion. Sean made a motion that the Façade Easement applications for the projects at 218 and 228 South Main Avenue meet the merits of the historic path of the Façade Easement application and the Secretary of the Interior Standards for the Preservation of Historic Properties except for the bronze color of the windows. Josh Schorzmann seconded the motion. Motion passed unanimously.
- d. Façade easement application – 228 South Main Avenue** – This item was addressed in conjunction with the previous item.

5. Other Business

- a. Board member training** – Debra mentioned that the National Alliance of Preservation Commissions conference in July does not work for well over half of the members on the board. Because of that, it

will be removed from the options for training and replaced with the Nation Trust Annual Conference to be held October 31 through November 2 in Spokane, Washington. She stated that additional information will be sent out to the members as it arrives.

- b. Endangered Sites Subcommittee** – Kevin requested that a subcommittee be formed to review the current Endangered Sites list and to make necessary updates, corrections, and improvements. Kevin would like to see some media coverage for some of the properties and possibly establish a list of top 10 or 11 endangered properties. Sean Ervin, Milred Roesch, and Kevin Gansz, agreed to be members of the subcommittee. Debra will coordinate the meetings.
- c. Mayor’s Historic Preservation Award** – Debra said May is Historic Preservation month and each year the Board and the Mayor present the Mayor’s Historic Preservation Award to a property owner that has made significant improvements to an historic property. A News Release has been sent out and the members were encouraged to send it on to others who may be interested. Debra also reviewed past recipients (2007 – 2011). Keith said he would like to nominate the Security National Bank Building.

Adam Nyhaug stated that he has attended one Downtown Design Review Committee meeting. He said they review mostly sign projects for the downtown area but they did look at the Phase II design of the River Greenway project.

Adjourn – Sean Ervin made a motion to adjourn the meeting at 5:35 p.m. Dixie Hieb seconded the motion. Motion passed unanimously.