



## 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*

### **DRAFT** Meeting Minutes for December 14, 2016

#### **Members Present:**

Thomas Keller, Chair  
Shelly Sjovold, Vice-Chair  
Josh Chilson  
Rob Collins  
Jennifer Dumke  
Rachael Meyerink  
Lura Roti  
Robbie Veurink  
Gary Conradi  
Cindy Konda

#### **Public in Attendance:**

Matt & Kelly Geiger, Blarney Stone Pub

#### **Staff Present:**

Diane deKoeper, Board Liaison, Urban Planner

#### **Members Absent:**

**Call to order** –Chairperson Tom Keller called the meeting to order at 4:01 p.m., welcomed board members and guests, and gave introductory comments.

#### **1. Approval of the November 9, 2016, Meeting Minutes**

Chairperson, Tom Keller, requested a motion to approve the November 9, 2016 meeting minutes. Member Lura Roti made the motion to approve the meeting minutes. Member Shelly Sjovold seconded the motion. The motion passed unanimously.

#### **2. Public input on non-agenda items:**

Chairperson, Tom Keller, requested if there was anyone from the public who desired to provide input to the Board on any non-agenda items. There was no citizen input received.

A. Chairperson, Tom Keller acknowledged the recent loss of the Copper Lounge Building and loss of life of Ethan McMahan.

#### **3. New Business:**

A. Blarney Stone Irish Pub, Downtown Historic District  
329-337 S. Phillips Ave.  
(Board action required)

Matt and Kelly Geiger, Owner

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Matt Geiger, and wife Kelly, introduced themselves as the owners of Blarney Stone Pub in Bismark and Fargo ND. They are proposing to open the same pub at the above noted address formerly occupied by Touch of Europe, Shues, and Mi Tierra Mexican Restaurant. They noted that they have been looking for a location in downtown Sioux Falls for quite a while and noted the “vibe” of downtown is the attraction for their pub.

The building was historically known as the Nickel Plate Restaurant and the signage located on the top of the main façade was considered notable at the time of the nomination to the NPS. The signage for the Nickel Plate no longer exists on the building. The building is one-story with a light orange colored brick. A stacked bond red brick is located at the base of the east and south façade under existing windows. The east façade will have expanded storefronts and a main entrance. Towards the middle of the façade, the applicant is proposing sectional overhead doors to “open” the restaurant to the exterior. At the base of the windows on the east façade at the south corner, the existing stacked bond red brick is proposed to be replaced with painted wood paneling. On the south façade, east corner, the existing stacked bond red brick will be removed and replaced with face brick to match the existing (light orange). Most of the new windows will replace existing windows with the same opening width. Although one building, three existing storefronts exist and the new owners would like to tie it all together with a consistent aesthetic.

Board member Lura Roti asked the applicant if the new windows would be transparent vs. tinted. The applicant confirmed that the new glass would be transparent for visibility both into and out of the restaurant.

The submitted renderings indicate the existing (light orange) brick will remain, but since the renderings were submitted the owner has found that there is damage to some of the brick and would like to replace the existing with a red brick that is more consistent with their signature colors of their pubs in ND. Board members discussed the existing brick and that the color gives character to what is “historic” to the building. Item #5 of the Secretary of the Interior Standards for Rehabilitation was noted during the discussion as a consideration for keeping the existing brick and reads as follows:

*(5) Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved.*

The owners stated that they will see what can be done to find matching replacement brick for those that are damaged in lieu of replacement of all the material. In an effort to give the applicant more time to research this information, board member Cindy Konda made the motion to defer a decision on the project until the January meeting. Board member Lura Roti seconded the motion and the remaining board members voted unanimously to defer the item.

#### **Additional Information**

On review of this project for the January meeting, please note Item #6 of the Secretary of the Interior Standards for Rehabilitation should also be considered. It reads as follows:

*(6) Deteriorated historic features shall be repaired rather than replaced. Where the severity of*

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*deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical or pictorial evidence.*

B. Past Forward Conference  
(Board information only)

Board member Rachael Meyerink

Rachael attended the National Preservation Conference in Houston, TX November 15 – 18.  
*“The conference is the premier educational and networking event for those in the business of saving places. This year, attendees will be energized and challenged as we consider the role preservation can play in securing more healthy, sustainable, just and attractive cities during the 50<sup>th</sup> anniversary celebrations of the National Historic Preservation Act.”*

Rachael reported that she was energized by the conference in recognizing that Place Matters and the empowerment that neighborhoods have in historic preservation.

The 2018 conference will be located in Des Moines, IA which makes it more accessible for board members to attend.

**4. Other Business:**

- A. Board member Cindy Konda reported that due to her new job, it is difficult for her to break away from work to attend the board meetings and therefore would be resigning. She will provide a letter of resignation to the City to be forwarded to the Mayor’s Office. Chairperson Tom Keller thanked her for her service and noted that if other board members know of someone that would be interested in joining the board, to make an application for consideration.

**Adjournment** - A motion to adjourn the Board of Historic Preservation meeting was made by board member Cindy Konda, and seconded by board member Shelly Sjovold. The motion passed unanimously. The meeting adjourned at approximately 4:57 p.m.

**The next meeting of the Board of Historic Preservation will be on January 11, 2017, at 4:00 pm, in the Commission Room on first floor of City Hall.**