

MEETING RECORD

NAME OF GROUP: HISTORIC PRESERVATION COMMISSION

DATE, TIME AND PLACE OF MEETING: Thursday, October 20, 2011, 1:30 p.m., Conference Room 210, 2nd Floor, County-City Building, 555 S. 10th Street, Lincoln, Nebraska

MEMBERS IN ATTENDANCE: Jim Johnson, Berwyn Jones, Liz Kuhlman, Jim McKee and Greg Munn; (Cathy Beecham and Tim Francis absent). Ed Zimmer and Teresa McKinstry of the Planning Department; and other interested citizens.

STATED PURPOSE OF MEETING: Regular Historic Preservation Commission Meeting

Chair Greg Munn called the meeting to order and acknowledged the posting of the Open Meetings Act in the room.

Munn then requested a motion approving the minutes for the regular meeting held September 15, 2011. Motion for approval made by Johnson, seconded by Jones and carried 5-0: Johnson, Jones, Kuhlman, McKee and Munn voting 'yes'; Beecham and Francis absent.

Munn then requested a motion approving the minutes for the special meeting held September 8, 2011. Motion for approval made by Johnson, seconded by Jones and carried 4-0: Johnson, Jones, Kuhlman and McKee voting 'yes'; Munn abstaining; Beecham and Francis absent.

The opportunity was then given for persons with limited time or with an item not on the agenda to address the Commission. No one appeared.

APPLICATION BY GREG MUNN ON BEHALF OF CHI PHI FRATERNITY FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT THE WEIL HOUSE, 1149 S. 17TH STREET, A DESIGNATED LANDMARK AND A CONTRIBUTING PROPERTY WITHIN THE CAPITOL ADDITION LANDMARK DISTRICT

PUBLIC HEARING: **October 20, 2011**

Members present: Johnson, Jones, Kuhlman, McKee and Munn; Beecham and Francis absent.

Greg Munn appeared as applicant. The outside stone is in quite good condition. In inspecting the house, he found the original wall connection for the railing to the house. It places it at about a two foot height.

Jones questioned if the height will pass a building inspection. Munn replied that the height can be lowered for a historic building. Ed Zimmer stated that there is evidence of the original height of the railing.

Munn showed the only original railing left on the house by a bay window. This appears to be a little shorter than the railing on the porch. He is assuming the balusters were quite similar. They want to put in a composite material if possible. He found a website with a couple of appropriate choices. One is 22 inches tall and one is 28 inches tall. The steps have been changed over the years. They were originally wood and will be replaced with wood. Water damage on the soffits will be inspected and corrected. One slight change from the original will be the capstones. They will remain. All the trim on the house will be repaired. For durability, they are proposing a wood composite for the deck materials. They are thinking about a slate grey color. There used to be a finial at the top of the building. He talked the owner into putting it back. They are asking for approval to restore the gutters, replace the front deck with composite material, rebuild the steps with composite, reinstate the railing at the original height, place a finial at the top of the building and reinstate the upper railing on the second floor window at around three feet tall.

ACTION:

Jones moved approval, seconded by Kuhlman.

Jones is enthusiastic about this project. It will look wonderful.

Zimmer stated that Marvin Krout received a call the other day about someone inquiring as to the trend of large houses becoming fraternities and sororities.

Johnson talked to Cathy Beecham today. She talked to the President of the Near South Neighborhood and indicated their concern about parking. She would recommend the applicant work with the Near South Neighborhood with regard to parking.

Zimmer stated that they do have a challenge with how to provide the parking. This is R-6 zoning. They can have a fraternity by right. The parking could be off site, within a certain distance. It will likely come back before this commission, addressing the parking. Off site parking must be within 200 feet.

Munn stated that they have considered parking at Trinity Church. They are a little farther than 200 feet away. Zimmer there might be a shared use solution

Zimmer noted that this will be a duplex. It can house 6 residents at most.

Munn stated that they need two ways out of the second floor before they could add residents.

Zimmer stated that the situation now is limited by the configuration and the parking.

Motion for approval carried 4-0: Johnson, Jones, Kuhlman and McKee voting 'yes'; Munn declaring a conflict of interest; Beecham and Francis absent.

APPLICATION BY CRAIG SMITH FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT 151 NORTH 8TH STREET IN THE HAYMARKET LANDMARK DISTRICT
PUBLIC HEARING: **October 20, 2011**

Members present: Johnson, Jones, Kuhlman, McKee and Munn; Beecham and Francis absent.

Zimmer stated that the Sushi Grill has put up its sign. They intend to operate a sidewalk café on the dock. The railing is already in place. It is just a question of typical dock furniture. They will be using patio furniture for the dock.

ACTION:

Jones moved approval, seconded by Johnson and carried 5-0: Johnson, Jones, Kuhlman, McKee and Munn voting 'yes'; Beecham and Francis absent.

Zimmer noted that sidewalk cafes have an annual permit. There have been a few cafes that had their permit revoked for various reasons.

APPLICATION BY MONTE FROELICH FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT 129 NORTH 10TH STREET, OLD FEDERAL BUILDING/GRAND MANSE, A DESIGNATED LANDMARK
PUBLIC HEARING: **October 20, 2011**

Members present: Johnson, Jones, Kuhlman, McKee and Munn; Beecham and Francis absent.

Zimmer is still waiting on samples of the lighting. Staff was talking about the large banner that was up advertising football parties. The ruling said the banner had to be taken down. It was too large.

STAFF REPORT

- Zimmer is still working on the Brownbilt nomination. He attended another neighborhood meeting where there was a lot of support for the application. There were originally race clauses in this neighborhood.

- McKee inquired about the DLD post. Zimmer stated this is at 2nd St. and P St. It was for the Detroit Lincoln Denver Highway. It marked mile one west of the Lincoln Post office, which is now old City Hall. Typically, this was the center of town. The reason the marker is here is that O Street used to cross the railyard and jog a block north. There was a ballfield there.

Jones questioned what year the jog went away. Zimmer replied that by 1941, the road appears to go away. The city has a project with transportation enhancement funds to do work on West O Street. Part of that will put an interpretive plaza at 3rd St. and P St. There has been discussion on moving the DLD post and placing it there. He would discourage that.

McKee is not sure if the marker is in its original location now. Zimmer agrees that the current location feels odd, but maybe it is faithful to where it is supposed to be. He would urge some conservation and like to see the marker stay where it is. It probably needs sandblasting and sealed.

There being no further business, the meeting was adjourned at 2:15 p.m.