

**City of Evansville Historic Preservation Commission**  
**Regular Meeting**  
**Wednesday September 27, 2017 6:30 p.m.**  
**City Hall (Third Floor), 31 South Madison Street**

**MINUTES**

1. **Call to Order**, Chair Dan Stephans at 6:30 pm
2. **Roll Call:**

| <b>Members</b>              | <b>Present</b> | <b>Absent</b> | <b>Others Present</b>                     |
|-----------------------------|----------------|---------------|---|
| Chair Dan Stephans          | P              |               | Community Development Dir. Jason Sergeant |
| Vice-chair Steve Culbertson | P              |               | Applicants James and Nancy Hurley         |
| Secretary Betsy Ahner       | P              |               |   |
| Ald. Gene Lewis             | P              |               |   |
| Matt Koser                  | A              |               |   |
| Cheryl Doerfer              | P              |               |   |
| Steve Christens             | P              |               |   |

3. **Motion to approve the agenda:** Motion by Culbertson with a recommendation that application #7E be considered first, seconded by Christenson. Approved unanimously.
4. Motion to waive the reading of the minutes from the August 16, 2017 meeting and approve them as printed, by Christenson, seconded by Culbertson. Approved unanimously.
5. **Civility Reminder.** Stephans noted the City's commitment to civil discourse.
6. **Citizen appearances other than agenda items listed.** None.
7. **Applications**
  - A. 18 E. Main St. – New Outdoor Serving Area (Application HPC-2017-24) The applicants, owners of Mama Rita's Pizzeria, would like to build a self-standing patio bar on the east side of their building. It would not be attached or anchored to the building. Motion by Doerfer, second by Culbertson to approve the application. Approved unanimously.
  - B. 26 W. Main St. – New Signage (Application HPC-2017-26) The applicant, Matt Martinson, would like to add a new sign to the side of his marquee. Sergeant explained that it meets the requirements of the sign ordinance. Motion by Culbertson, second by Christens to approve the application. Approved unanimously.
  - C. 126 Garfield St. – Replace Windows and Gutters (Application HPC-2017-28) Commission members reviewed the application and the photos provided by the applicant. Motion by Lewis, second by Culbertson that the application be approved with the stipulation that the profile of the replacement windows match the profile of the original windows. Approved unanimously.
  - D. 13 W. Main St. – Replace Signage (Application HPC-2017-29) Sergeant explained that the proposed sign meets the requirements of the sign ordinance. Motion by Culbertson, second by Christens to approve the application. Approved unanimously.

- E. 223 W. Main Street – Replace Screened Porch (Application HPC-2017-30). Applicants James and Nancy Hurley were present to explain the work to be done. They are renovating their kitchen and at the same time removing and rebuilding a screened porch at the rear of the home. They would like to enlarge a small window and shift a door and window on the south side. All plans have been developed by Associated Housewrights of Madison and they will match the current house lines. Motion by Culbertson, seconded by Christens to approve the application. Approved unanimously.

## **8. New Business**

- A. There is no new business.

## **9. Old Business**

- A. Continuation of discussion of protection of individual properties – Stephans reported that he had received a sample copy of an application from the Madison Landmarks Commission. He would like to propose that we create applications for properties to be:
- 1) Recognized as city landmarks but be provided no protection
  - 2) Recognized as city landmarks and be provided with the same type of protection as buildings located in a historic district. This would not provide a financial benefit to the owners but would be similar to placing the property into a conservancy. The properties would not be eligible for tax credits unless listed on the National Register of Historic Places.
- B. Lake Leota Park – no progress on the scoreboard. 100 linear feet of the creek bed wall is being rebuilt this year. Concrete pads are being installed for the disk golf.
- C. Update regarding 15, 17 and 19 E. Main St. – A new red brick wall is being installed to protect the existing wall from moisture.

## **10. Report of the Community Development Director.**

- A. Staff Issued certificates of appropriateness have been issued for and new roof at 20 N. 1<sup>st</sup> St. and a roof and gutters at 239 W. Liberty St.
- B. Other updates.**
- i. 15 Mill St. – Request to demolish a contributing structure – nothing new to report
  - ii. Historic District Signage – 6 signs have gone up to label the Historic Districts at major entry points. This is a 3 year project to sign all the intersections and funding will come out of the HPC budget.

## **11. Correspondence, Comments and Concerns**

- A. Stephans reported that he has asked for work to be done on the Baker Building Museum to repair a wrinkle in the fascia that is allowing water to drip down. Also it may be necessary to have a sealant put on the building to protect the brick. When the carpeting was taken out of the Antes Cabin, boards in front of the door needed replacing. During the repair process it was found the boards underneath had green paint and may have been the original floor. Stephans asked if anyone knew why the original floor was covered over. Culbertson felt the original floor was not in good shape and had been repaired in that way so the building could be used.

- 12. Motion to Adjourn at 7:18 pm. Motion by Culbertson, seconded by Christens. Approved unanimously.**

**Next Meeting Dates: Wednesday 11/16/2016 and Wednesday 12/20/2017**