

PROCEEDINGS OF THE ST. CLOUD HERITAGE PRESERVATION COMMISSION

A meeting of the St. Cloud Heritage Preservation Commission was held on May 22, 2012, at 3:30 p.m. in the St. Cloud City Hall Council Chambers. Members present were Bartlow, Berg, Chirhart, Fischer, Lenaghan, Pack, and SCSU representative Ludwig.

Open Forum: No one was present to speak at the open forum.

Approval of Minutes: Bartlow moved to approve the minutes of April 24, 2012. The motion was seconded by Fischer and carried unanimously.

HAP-2012-12/356 6th Ave. So.: Carla Chapman, Senior Planner, stated that the house at 356 6th Ave. So. was built in 1887. It is a Queen Anne home and was constructed by Lewis Clark. It has a yellow brick veneer with a granite foundation. The Southside Neighborhood Historic District Phase 2 report states that it is a representative example of the style and size of homes constructed in this neighborhood in the 1800's. Due to a car hitting the rear entry of the house, applicant wishes to make some alterations to the rear of the house. Applicant would like to replace the damaged brick on the exterior of the rear entry, replace the granite foundation with concrete block, replace the existing wood window with a vinyl window and tuckpoint the entire house. Staff is agreeable to replacing the brick; Brock White will clean and repair the brick. However, staff has a concern with changing the original granite foundation. Chapman stated that staff generally recommends retention and repair of original windows; but in this case, staff finds it acceptable to replace the wood window with a vinyl window because it is on the rear façade and there are other multiple vinyl windows on the house. The Alteration Permit Subcommittee recommended approval of the request subject to the following conditions: 1) The foundation may be concrete block but must be painted to match the remainder of the foundation; 2) The existing size, shape, reflectivity and double-hung configuration of the window shall be retained; and, 3) The existing brick's mortar joint size and profile shall be retained regardless of the brick being painted. Chapman stated that applicant contacted her to say he could not attend this meeting. He commented that since the Subcommittee meeting, he met with an engineer as

required by the City's Building Safety Dept.; and he must have a poured concrete wall rather than concrete block. He said he is willing to paint it the crimson red color although that would not be his color preference. Bartlow commented that if applicant is painting the whole house, he could change the foundation color as long as it is consistent all around the house. Ludwig suggested that the foundation be a contrasting color from the remainder of the house. Ludwig asked if applicant was asking for advice on painting the brick. Chapman responded that when applicant looked into tuckpointing, he discovered that the existing paint on the brick is resisting the chemical that normally removes the paint. Ludwig pointed out there is a specific paint for brick that breathes. Chapman asked for clarification as to whether the HPC is agreeable to the brick being painted. Bartlow said that seems to be the only option. She requested staff to provide applicant with a National Historic guideline brochure that deals with care of brick.

Bartlow moved to approve the request with conditions as recommended by the Subcommittee. The motion was seconded by Berg and carried unanimously.

Administrative HAP Approvals: Chapman stated that since the last HPC meeting, there was one administrative approval for a reroof and another for residing and window replacement for a non-contributing apartment building on 8th Ave. So.

Other Business: Chapman informed the Commission that she will be on leave for part of June and all of July and August. Tammy Campion will be the staff person for the HPC during that time. Chapman noted that the century homes program has been very successful and people have expressed interest; however, it is becoming cost prohibitive for some people as the cost of the bronze plaque has now risen to \$195. The quality of the plaques from Erie Landmark exceeds that of other companies. Chapman asked the HPC for input on who the City might partner with to offset some of the cost. Currently, SCH&NPA contributes \$25 toward the cost of the plaques. Chirhart asked if neighborhood associations might be willing to contribute some money and also suggested the University since many century homes are in that neighborhood. Ludwig suggested Chapman contact Curt Helgeson at the University as there is a small foundry in Headley Hall that could possibly make

the plaques and sell them at a more reasonable price. Chairperson Lenaghan stated that some of the neighborhoods have received grant monies and asked if some of those monies could be used to help pay for plaques within their own neighborhoods. Chapman asked if those grant monies are being funneled through the Neighborhood Coalition. Bartlow answered that they are; however, there are stipulations on how the money can be spent. She and Lenaghan suggested that staff talk to the Neighborhood Coalition about it. Chapman asked the HPC if they would like her to contact SCH&NPA to see if they would be willing to increase the amount of their contribution for century home plaques due to rising prices. Bartlow said she would support that. Carla said she will also approach the Neighborhood Coalition and contact the University regarding the possibility of the foundry making the plaques. Fischer asked if it would be appropriate for the name of a sponsor or business to appear on the plaque which could help defray the cost. Chapman answered that was previously discussed, and it was decided there should be no advertising on the plaques.

Chapman stated that as part of Preservation Month, awards are presented to projects within specific categories. She asked if the HPC would be willing to forego nominations as there are very few bricks and mortar projects due to the economy, but rather select one person and one project to receive the award. Chapman said she could send a list of nominees out to the HPC to vote on it; the HPC agreed to that approach.

Other Business: Chapman welcomed Debi Pack, newly appointed HPC member, who is replacing Bill Morgan. Pack is the Educational Director at the Stearns History Museum.

Adjournment: Bartlow moved that the meeting be adjourned. The motion was seconded by Fischer and carried unanimously. The meeting adjourned at 3:54.

Tom Fischer, Secretary