

CITY OF ST. CLOUD HERITAGE PRESERVATION COMMISSION

Tuesday, January 24, 2017
4:00 p.m.
City Hall Council Chambers

ROLL CALL:

Members Present: Peter Fandel, Ann Marie Johnson, Mark Lenaghan, Emil Radaich and Adam Smith
Members Absent: Ifaa Bakuto, Mark Muniz and Betsy Rakotz
Staff Present: Jim Flaaen and Ashley Skaggs

SEPTEMBER 27, 2016 HERITAGE PRESERVATION COMMISSION MEETING MINUTES

ACTION TAKEN: Approved

ELECTION OF OFFICERS

ACTION TAKEN: Johnson/Radaich/Approved (5-0)

Johnson made a motion to retain the current slate of officers. The motion was seconded by Radaich and carried unanimously. The slate of officers remains as follows:

Chair - Peter Fandel
Vice-Chair - Mark Lenaghan
Secretary - Adam Smith

HAP-2017-01 / 3201 8th ST N (VETERANS DRIVE)

ACTION TAKEN: Radaich/Lenaghan/Approved (5-0)

Flaaen explained a request to remove a 40"x60" window and replace it with a 40"x30" vinyl awning window. Staff feels that the window was originally installed to be consistent with the remaining windows on the north elevation of the house in size, materials and location. Reducing the size of the window as proposed would create inconsistencies in the windows that would not be fitting given the house's location and visibility from adjacent rights-of-way. Staff is recommending denial of the request.

Miranda and Zach Gilbert, the applicants, stated that the request is being made to accommodate a bathroom remodel. In order to get a regular sized tub, the size of the windows would need to be reduced. The Gilberts are open to altering both windows on the floor so they look the same, if necessary. Fandel asked about the possibility of a freestanding tub. M. Gilbert stated that a freestanding tub would require the bathroom door to be relocated and would then create a safety concern with stairs. A larger tub is needed for their son.

Lenaghan asked about the second window on the second floor's north façade. M. Gilbert stated the second window is for a bedroom. The bedroom has two windows, and reducing the size of one window should not affect egress requirements. Johnson suggested tabling the request for further review. Radaich stated he is in favor of reducing the size of both windows on the second floor's north façade. Lenaghan noted that since the windows are not street-facing, he will also support the reduction of both windows. Smith stated that although he would like to see the windows remain the same size, he has empathy for the applicants' situation, and he will support the reduction of both windows as long as the color, siding and trim matches the existing windows.

Radaich made a motion to approve the request with the condition that both windows be reduced and the color, siding and trim match the existing windows. The motion was seconded by Lenaghan and carried unanimously.

ADMINISTRATIVE HAP APPROVALS / PRESERVATION UPDATE

ACTION TAKEN: None

Flaaen reviewed a list of recent approvals. Fandel requested a report regarding HAP-2016-22, which administratively approved an egress window in the Southside Neighborhood Historic District.

2016 DOWNTOWN STREETScape & URBAN DESIGN PLAN

ACTION TAKEN: None

Flaaen presented a draft version of the 2016 Downtown Streetscape and Urban Design Plan.

OTHER BUSINESS

ACTION TAKEN: None

The HPC was awarded a \$10,000.00 grant from the Minnesota Historical Society for the purpose of the South East St. Cloud Local Historic District Study. Several donations have also been received to support the study.

Commissioners discussed the upcoming development project on the 400 block of East St. Germain Street. Johnson suggested the possibility of a historic district to help with funding.

ADJOURNMENT

ACTION TAKEN: Meeting adjourned at 4:40 p.m.