

**CITY OF BLACK HAWK  
HISTORIC PRESERVATION COMMISSION  
MEETING MINUTES  
TUESDAY, APRIL 4, 2017**

**1) CALL TO ORDER**

The regular meeting of the Historic Preservation Commission was called to order by Chairman Hailey at 2:00 p.m. in the City of Black Hawk Council Chambers, 211 Church Street, Black Hawk, Colorado.

**Commission Members Present:** Lynnette Hailey, Chairman  
Tom Gish, Commissioner  
Larry Linker, Commissioner

**Absent (Excused):** Patricia Torres, Vice Chairman  
Curtis Linder, Commissioner

**Staff Members & Elected Officials Present:** Cynthia Linker, Community Planning & Development Administrator  
Sara Lang, HPC Secretary

**Public Present:** None

Chairman Hailey noted for the record that a quorum was present.

**2) CONFLICTS OF INTEREST**

*A. None*

**3) APPROVAL OF MINUTES**

*A. HPC Meeting Minutes – February 21, 2017*

Chairman Hailey opened this item for approval and requested a motion to approve the meeting minutes from February 21, 2017, as submitted. Commissioner Linker moved to approve the minutes as submitted, and was seconded by Commissioner Gish. There was no discussion and the motion passed unanimously.

**4) CONSENT AGENDA**

*A. None*

**5) HISTORIC GRANT APPLICATIONS**

*A. Grant Project Updates:*

Administrator Linker provided updates on the current grant projects:

- **241 Dubois St.** – The General Contractor bids are due on 4/16/17. The chosen bid will then go to City Council for approval on 5/10/17. If approved, construction can begin shortly thereafter.

- **211 Horn St.** – The team will meet on April 6, 2017 for the Design Development meeting where the mechanical, electrical and plumbing details will be discussed and the interior designer will share some design options.
  - **121 Marchant St.** – The Homeowner has decided to go ahead with the project and has submitted the required signed documents. Next steps will be a survey and appraisal.
  - **187 Clear Creek St.** – The estate has been transferred over to the new estate manager. Administrator Linker, Secretary Lang and Scott McClelland (owner’s rep) met with Mr. Mullin on March 21, 2017 and provided him with documents he needs to review and sign. He has given an eviction notice to the tenants and once the house is vacated, the team will do a site visit.
  - **101 Horn St.** –
    - The new homeowners submitted an application for radon mitigation reimbursement (\$500) after they had a new system put in. Administrator Linker is reviewing the application.
    - They also submitted an application to remain in the queue for the full rehabilitation grant program, but after multiple reminders, missed the deadline to keep the current spot and have been moved to the end of the queue.
    - They were given a Stop Work Order by the Building Official for work done on their property without a building permit.
  - **Exterior Paint Program** – The City received a total of 5 paint applications this year. In addition, the painting of the exterior non-historic portions of the 241 Dubois project will also be paid for using these funds. The City will do site visits to each property to draft a scope of work. The bid will go out by the end of April.
  - **Changes to the Guides to Program** – Administrator Linker has been asked by the Mayor to take a closer look at how the Program handles rock walls and historic outbuildings as far as what is and isn’t covered. These will be bid as “Alternates” and City Council can decide if they want to include them in the projects or not. (Homeowners of properties which have already gone through the Program in the past can request that rock walls and outbuildings that were excluded at the time be considered now). A red-lined version of the revised Guides to Programs will be shared with the Commissioners at the next meeting.
- B. City Hall Exterior Paint Removal:** Public Works received 2 proposals for this project. Once they decide on a contractor and scope of work, they will need to draft a Certificate of Appropriateness to bring to this Commission and City Council because this is a landmarked building.

**6) CERTIFICATE OF APPROPRIATENESS**

*A. None*

**7) RECOMMENDATIONS FOR LOCAL HISTORIC DESIGNATION**

*A. None*

**8) COMPREHENSIVE PLAN AND/OR OTHER PLANS**

*A. None*

**9) COMMUNITY OUTREACH AND EDUCATION**

***A. Annual City-Wide Clean-Up Day Update***

- Staff is in the process of designing a logo with “I Cleaned Up in Black Hawk” and a black hawk dropping trash into a trash can to be used on long-sleeved t-shirts for each participant. The standard Black Hawk logo will be used on other items.
- Secretary Lang has sent the flyer to the casinos to post in their break rooms and she is coordinating with them for food & beverage donations.
- The Commissioners discussed how bad the creekscape and Highway 119 look now with trash on them. These ideas were suggested:
  - Asking CDOT to add additional signage threatening fines for littering
  - Asking the Isle to do a better job of canvassing the area of 119 they signed up to keep clean
  - Have another Clean-Up Day partway through the year (November?) in which just the casinos clean up their areas
  - Asking the casinos to pay a portion of a fee to have a cleaning service keep areas looking cleaner
  - Installing trashcans with dog waste bags along the creekscape near Z’s casino (Administrator Linker will research who would be responsible for the trashcan)

***B. Fall Workshop/Speaker***

- The speaker Secretary Lang was trying to obtain for the fall workshop, Kimber Lanning, fell through. Ms. Lang is now in the process of finding some alternatives for a workshop presenter to bring to the Commission at the next meeting.

***C. Preservation for a Changing Colorado – 2017 Report***

- Mark Rodman sent the Commissioners each a copy of this report which was unveiled at the recent CPI Saving Places Conference.
- Chairman Hailey noted that the City of Black Hawk was not mentioned until almost the last page of the book (and that the book was likely published with funds that came from Black Hawk’s gaming taxes). Commissioner Linker noted that none of the projects going on in Black Hawk were spotlighted like projects in many other towns throughout the state were. Chairman Hailey would like to see, in the next edition, a full picture of the breakdown of the origin of the funds used for historic preservation throughout the state.

***D. Vanishing Treasures 2017 Training Course Catalog***

- Administrator Linker shared this catalog with the Commissioners, stating the courses had topics she thought they would find of interest and noted that Staff could also consider some of the topics for future workshops hosted by the City.

***E. NPS 2017 Heritage Documentation Competitions***

- Administrator Linker was just passing this information along.

**10) OTHER BUSINESS**

***A. CLG Audit Letter from Mark Rodman to NPS:***

Mr. Rodman shared his findings from his audit of the City as a Certified Local Government. Overall, he was pleased with how things are being run and only had a few suggestions, including adding a few items to our website for public access. Administrator Linker has shared his letter with the state auditors.

***B. SWCA Environmental Consultants:***

Secretary Lang received a flyer from an environmental consultant after the CPI Saving Places Conference and wanted to pass it along to the Commissioners for informational purposes only.

**11) COMMISSIONER COMMENTS**

***A. None***

**12) PUBLIC COMMENTS**

***A. None***

**13) ADJOURN**

With no other business, Chairman Hailey requested a motion to adjourn the meeting. Commissioner Gish moved to adjourn the meeting, seconded by Commissioner Linker at 2:40 p.m.

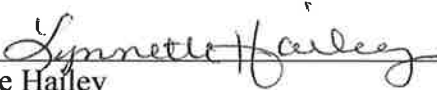
**RECOMMENDED AND APPROVED:**

**BY:**



Sara Lang  
HPC Secretary

**BY:**



Lynnette Hailey  
City of Black Hawk Historic Preservation Commission - Chairman

**BY:**



David D. Spellman, Mayor  
City of Black Hawk Board of Aldermen

**BY:**



Corey Y. Hoffmann  
City of Black Hawk Attorney