

**CITY OF BLACK HAWK
HISTORIC PRESERVATION COMMISSION
MEETING MINUTES
TUESDAY, AUGUST 2, 2016**

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
Patricia Torres, Vice Chairman
Tom Gish, Commissioner
Curtis Linder, Commissioner
Larry Linker, Commissioner

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

Public Present: None present.

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 – July 5, 2016

Chairman Hailey opened this item for approval and requested a motion to approve the meeting minutes from July 5, 2016, as amended. Commissioner Linder moved to approve the minutes as amended, and was seconded by Commissioner Linker. There was no discussion and the motion passed unanimously.

4) CONSENT AGENDA

A. None

5) HISTORIC GRANT APPLICATIONS

A. None

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. *Masonry Restoration Workshop*

Secretary Lang provided an update on the preparations for the Masonry Restoration Workshop which will take place on Tuesday, September 20th from 8:00 am to 4:00 pm. The Commissioners discussed how much of a fee to charge registrants to cover incidentals (breakfast, beverages, snacks, door prizes) and \$20.00 per registrant was chosen. The location of the workshop was also discussed, especially with regards to parking issues foreseen due to the Gregory Street Expansion project. The consensus was to plan to hold the presentation at Crook's Palace, if possible, and have attendees park either on High Street or Church Street. With the details decided on, the draft of the Masonry Restoration Workshop flyer was approved. Secretary Lang will work with Mark Rodman, Director of Preservation Programs and Deon Wolfenbarger, Historic Preservation Consultant, to get the invitation sent out to a targeted audience on Wednesday.

10) OTHER BUSINESS

A. *Annual CLG Report:*

Secretary Lang shared a draft of the annual CLG Report for 2016. The Commissioners reviewed the content and had no questions. It will be submitted by the due date of August 8th.

B. *Grant Project Update:*

- **401 Chase St.** – Whitestone Construction did not complete the asphalt patch work, leaving money for the City to get the work done, likely by Big Valley Construction.
- **301 High St.** -- Whitestone Construction also did not complete the asphalt patch at this property. Big Valley Construction will perform this work, as well. Whitestone also did not address the remaining plumbing issue. The homeowner will have a contractor do the work and the cost of that work will be deducted from Whitestone's final retention check.
- **400 Chase St.** – This project is ahead of schedule with the contractor, Big Valley Construction. The permeation grouting work went smoothly and seems to have worked well. The utility work, framing and exterior painting is planned to be completed by the end of September.
- **241 Dubois St.** – Only one architect (PEH) will be submitting a bid on this project. The homeowners have moved out of the house. The environmental testing will be done this week. Once it has been cleared for safety, the other investigations will be completed.

- **211 Horn St.** – The team did a site visit on July 6th to confirm which portions of the property are historic and non-historic and to determine which parts can be kept and how to blend the areas. The City will meet with the homeowners next week to discuss the potential costs to the homeowners.
- **121 Marchant St.** – In the preliminary 2017 Budget Work Session, both this house and 187 Clear Creek have been included in the 2017 budget. Administrator Linker has contacted the homeowners and they have indicated they do want to participate in the Program next year.
- **187 Clear Creek St.** – Administrator Linker has sent an email to the lawyer who administers this estate to ask if he wants to participate in the Program next year.
- **251 Church St.** – The rock wall on this property collapsed in March and the homeowner has requested an emergency grant. She is working with Big Valley Construction to obtain a bid, but the project is more complicated than earlier thought. Administrator Linker noted the inherent difficulties of having a homeowner navigate this process on their own. After some discussion among the Commissioners, Chairman Hailey requested a motion recommending that the City handle the repairs of all rock walls in-house, as is done with the complete rehabilitation projects, but with all other emergency grants still going through the established emergency grant process. Commissioner Linder made the motion and it was seconded by Commissioner Gish.
- **Exterior Paint projects** – The first and second projects on the list are nearly complete and the homeowner is very pleased with the quality of the work, stating the contractor has gone above and beyond what was in the contract. The contractors are slightly ahead of schedule at this point.

11) COMMISSIONER COMMENTS

A. None

12) ADJOURN

With no other business, Chairman Hailey adjourned the meeting, seconded by Commissioner Torres at 2:28 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