

HISTORIC PRESERVATION COMMISSION
Minutes for July 7, 2021 at 6:00 p.m.
City Council Chambers, Municipal Building
911 N. 7th Avenue, Pocatello, ID

The meeting began at 6:09 PM.

AGENDA ITEM #1: ROLL CALL AND DISCLOSURE OF CONFLICT OF INTEREST AND EX-PARTE CONTACT

Disclose who was talked to, the basic substance of the conversation, and whether the conversation had any influence. Disclose if there is anything personally or professionally that would not allow an impartial or unbiased decision. Disclose if a site visit was done, location(s) of the visit, and what was seen.

PRESENT: Jacquee Alvord, Ruta Casabianca, Donald Elston, Latecia Herzog, and Josh Pohlman.

EXCUSED: Elizabeth Fore.

UNEXCUSED: Marty Vizcarra.

STAFF: Jim Anglesey, Councilwoman Leeuwrik, and Aceline McCulla.

None of the members had any conflict or ex-parte

Herzog was appointed as the acting chair for this evening, as the Chair and Vice Chair were not present.

AGENDA ITEM #2: APPROVAL OF MINUTES

The Commission may wish to approve the meeting minutes from June 16, 2021.

It was moved by **D. Elston** and seconded by **J. Alvord** to approve the meeting minutes, as written, from June 16, 2021. Those in favor: Alvord, Casabianca, Elston, Fore, Herzog, and Pohlman. Unanimous. Motion carried.

AGENDA ITEM #3: CERTIFICATE OF APPROPRIATENESS

BB&T Rental Properties, LLC, represented by Chris Petersen, has submitted a revised proposal for a certificate of appropriateness for new windows at 102 S. Main Street, the Pioneer Block.

John Brown of BB&T Rental Properties LLC and Kelsey Stenersen, Intern Architect at Booth Architecture PLLC stated the windows were raised and they did not want the windows on the base of the floor. They proposed internal wood windows with metal cladding for the windows on Center Street, Main Street. The windows at Union Pacific Avenue would be vinyl with wood jambs and casings. **Herzog** noted that stucco is not appropriate for window infill at this historic building, and spandrel glass is not appropriate glazing for this building and era. Painting of the white window frames would then require be repainting every five years to maintain the appearance and upkeep. If the building were sold, the new owners may not upkeep the building either, the building would fall into disrepair again because of the materials used were not maintenance free as they had intended to use. **Leeuwrik** noted that the cost of maintaining the building every five years would cost more than using the correct materials from the beginning.

It was mentioned that the contractor did this same thing to the Lewis Building and not the first offense working on the exterior of the building without a permit or coming before the HPC to verify the materials being used are compliant with City Code and the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.

Post Discussion for approval

The installed windows will have jamb trim with a profile that will replicate the original jambs and stops. The trims will be installed face of brick to face of brick at the exterior jambs. The wood trims will follow the brick

opening going around the entire window, there will be an additional mutton bar at the shoulder of the arch to install the new transom arch window with clear glazing. At the north and west windows this will more closely replicate the previous windows but will have four sections instead of the original two. At the rear windows, the installed windows will be removed and replaced with a window that replicates the original head height and width. Both windows will have a wood spandrel panel at the base to hide the raised floor system inside the building. All windows will have wood jambs and trim and will be color matched to the aluminum window systems on the first floor of the building. This write up will be emailed to Herzog and Stenersen for approval, then sent to staff for final approval and for the Certificate of Appropriateness to be signed by the Acting Chair Latecia Herzog.

Jim Anglesey, staff Liaison stated that staff finds that the application for a certificate of appropriateness is not compliant with Pocatello Municipal Code Section 17.04.210. Should the Historic Preservation Commission approve the request, staff recommends the following conditions: **1)** New window frames shall be wood or wood with metal cladding and shall match the proportions of the original windows. This shall include all replacement windows on Main Street, Center Street and Union Pacific Avenue; **2)** New window frames shall match the detailing of the original window frames; **3)** New window frame paint color shall match the green awnings above the first floor windows on Main and Center Street or an alternative color from the approved color palette for historic preservation, as approved by staff; **4)** The arched transom windows shall include the same glass as that of the other replacement windows. **5)** The proposed work shall adhere to the standards from the *Secretary of the Interior's Standards for the Treatment of Historic Properties*; and **6)** Any additional exterior alterations including windows, doors, façade improvements or signage shall be reviewed by the Historic Preservation Commission and all necessary permits shall be acquired prior to the start of any work.

The Commission ensued in discussion.

It was moved by **D. Elston** and seconded by **J. Alvord** to approve the proposal for post modifications that the installed windows will have jamb trim with a profile that will replicate the original jambs and stops. The trims will be installed face of brick to face of brick at the exterior jambs. The wood trims will follow the brick opening going around the entire window, there will be an additional mutton bar at the shoulder of the arch to install the new transom arch window with clear glazing. At the north and west windows this will more closely replicate the previous windows, but will have four sections instead of the original two. At the rear windows, the installed windows will be removed and replaced with a window that replicates the original head height and width. Both windows will have a wood spandrel panel at the base to hide the raised floor system inside the building. All windows will have wood jambs and trim and will be color matched to the aluminum window systems on the first floor of the building for the request by BB&T Rental Properties located at 102 S. Main Street, and to authorize Acting Chair Herzog to sign the Certificate of Appropriateness. Those in favor: Alvord, Casabianca, Elston, Herzog, and Pohlman. Unanimous. Motion carried.

AGENDA ITEM 4: HISTORIC PRESERVATION GRANTS

The Commission may consider applying for the following grants.

Ifft Foundation (August 15) - Ifft Foundation covers landscaping improvements and beautification projects.

Idaho Humanities Council (August 15 and December 15) –education over \$1,000 not to exceed \$10,000 and one is less than \$1,000 for a major grant.

Idaho Heritage Trust (September 30) - cash match grants, the Commission would consider this grant.

Casabianca mentioned turning the Brady Chapel into a history center. Authorization would be required to use individual histories. Casabianca suggested changing the name of the Chapel. This would not be a HPC function, this would need to be presented to John Banks, P&R Department and the City Council.

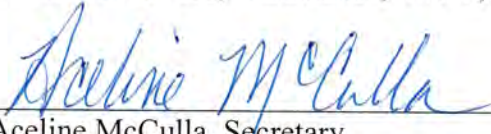
AGENDA ITEM 5: THE BRADY CHAPEL CENTENNIAL CAMPAIGN

The Commission may wish to discuss and coordinate plans for funding & events.

This agenda item was moved to the special meeting work session on July 13, 2021.

- Discussion on grants, funding and 501(c)(3) information
- Event Planning:
 - Art Walk: August 6, 2021
 - Myers-Anderson Lobby: HPC Open House
 - Whitman Lobby: Brady Chapel Campaign
 - Summer Gala: August 26, 2021, 5-7pm
 - Assign who will contact participants
 - Scavenger Hunt: October 9, 2021
 - Assign who will coordinate this event
 - Time for the event & consider food vendors, etc.

With no other business, it was moved by **J. Alvord** and seconded by **R. Casabianca** to adjourn the meeting at 7:56 P.M. Those in favor: Alvord, Casabianca, Elston, Fore, Herzog, and Pohlman. Unanimous. Motion carried.

Submitted by: 
Aceline McCulla, Secretary

Approved on: 