BLOOMINGTON HISTORIC PRESERVATION COMMISSION
Showers City Hall
McCloskey Room
Thursday October 12, 2017
5:00 P.M.
AGENDA

I. CALL TO ORDER
A. Welcome to Rachel Ellenson, new BHPC staff

II. ROLL CALL

III. APPROVAL OF MINUTES
A. September 28, 2017

IV. CERTIFICATES OF APPROPRIATENESS
Staff Review
A. COA 17-75
2401 N. Dunn St.: Matlock Heights
Petitioners: Charles and Christie Bowman
Enclosure of rear covered porch with screening (violation)

Commission Review
B. COA 17-74
1202 E. Wylie St.: Elm Heights
Petitioner: Jonathan and Catherine Racek
Removal of textile block patio wall and installation of landscaping

C. COA 17-76
722 W. 2nd St.: Greater Prospect Hill
Petitioner: Allen Yoder, representing Mike Shively Architecture
Demolition of a non-contributing structure and construction of a new three-story mixed-use building.

V. DEMOLITION DELAY
Commission Review
A. Demo Delay 17-15
825 W. 8th St.: Fairview Historic District area (not in district)
Petitioner: Cameron Smith
Complete demolition of c. 1900 gabled ell cottage

B. Demo Delay 17-17
608 N. College Ave.
Petitioner: Dave Holdman (owner)
Partial demolition of rear porch to allow for construction of multi-story rear addition.

VI. NEW BUSINESS

A. 209 S. Dunn St. sidewalk

B. BUEA grant application for 206 N. Walnut St. (Princess Theater building)

VII. COURTESY REVIEW

VIII. OLD BUSINESS

A. BUEA grant application for 403 W. Kirkwood Ave. (Batman House)

B. Dimension Mill design changes

IX. COMMISSIONERS' COMMENTS

X. PUBLIC COMMENTS

XI. ANNOUNCEMENTS

XII. ADJOURNMENT

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

BLOOMINGTON HISTORIC PRESERVATION COMMISSION
Showers City Hall
McCloskey Room
Thursday September 28, 2017
5:00 P.M.
MINUTES

I. CALL TO ORDER

John Saunders called meeting to order at 5:04 pm.

II. ROLL CALL

Commissioners
Flavia Burrell
Sam DeSollar
Jeff Goldin
Lee Sandweiss
John Saunders
Chris Sturbaum

Advisory Members
Duncan Campbell
Deb Hutton
Derek Richey

Staff
Alison Kimmel
Mark Dollase
Sam Burgess
Philippa Guthrie
Jackie Scanlan
Eric Sader

Guests
Gillian Fulford
Cameron Smith
Megan Smith
George Ridgeway
Jeff Baldwin
Alexis Peneff
Maxwell Hogg
Brian Chelius
Rachel Ellenson
Steve Wyatt

III. APPROVAL OF MINUTES

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room
Posted:

A. September 14, 2017
Jeff Goldin made a motion to approve minutes. **Sam DeSollar** seconded. **Motion carried 6/0/0.**

IV. CERTIFICATES OF APPROPRIATENESS

Staff Review
A. COA 17-68
808 W. Howe Street: Greater Prospect Hill
Petitioner: Kate Rosenbarger
Alterations to front porch, including replacement of existing columns

Mark Dollase gave presentation. See packet for details.

B. COA 17-69
2310 N. Fritz St.: Matlock Heights
Petitioner: Deb Hutton
Replacement of five non-historic vinyl windows on north, west, and south facades with comparable vinyl windows.

Mark Dollase gave presentation. See packet for details.

C. COA 17-70
748 S. Morton St.: McDoel Gardens
Petitioner: Sam DeSollar
Replacement of existing non-historic windows on main façade; installation of a new transom window over front door; repositioning of existing gutters; replacement of gable boards and some fascia trim with wood or a composite material.

Mark Dollase gave presentation. See packet for details.

D. COA 17-73
110 W. 6th St.: Courthouse Square Historic District
Petitioner: Gul Saeedi
Add rooftop decks to non-historic, non-contributing structure within district.

Mark Dollase gave presentation. See packet for details.

Commission Review
E. COA 17-67
629 S. Woodlawn Ave.: Elm Heights
Petitioner: Jon C. Thompson

Replacement of first floor windows on main (west) façade with new wood windows; replacement of non-historic front door and original sidelights with new craftsman-style door

and sidelights; installation of new craftsman-inspired porch lights; removal of two non-historic window openings (south and east sides); demolition of sidewalks in rear yard.

Mark Dollase gave presentation. See packet for details.

The commission agreed with staff recommendations.

Jeff Goldin made a motion to approve **COA-17-67** following all staff recommendations. **Chris Sturbaum** seconded. **Motion carried 6/0/0.**

F. COA 17-71
506 S. Ballantine Rd.: Elm Heights
Petitioner: Henry R. Harbaugh
Construct rear garden wall; fill in existing depressed rear driveway and basement garage door opening; enlarge rear kitchen window opening and replace existing historic windows with salvaged historic windows of the same style and manufactured by the same company.

Mark Dollase gave presentation. See packet for details.

Derek Richey asked why the petitioner wanted to fill in the driveway into yard. **Henry Harbaugh** stated they want to expand the backyard and make it safer by filling in the driveway and removing the drop off from the retaining walls.

Flavia Burrell asked why the petitioner wanted to lower the window. **Henry Harbaugh** stated it is a kitchen window and it is too high to look outside for average height people.

Derek Richey commented he does not feel comfortable approving the driveway without seeing future plans.

Chris Sturbaum wants to see a drawing of the wall before approving.

Jeff Goldin stated he is leery of changing the window sill.

Duncan Campbell commented he would like to see plans before moving forward with this COA.

Chris Sturbaum made a motion to table **COA-17-71** until commission receives more information. **Jeff Goldin** seconded. **Motion carried 6/0/0.**

G. COA 17-72
724 W. 3rd St.: Greater Prospect Hill
Petitioner: Austin Goodman
Rehabilitation of front porch, including new posts and floorboards. Addition of rear screened porch.

Mark Dollase gave presentation. See packet for details.

Chris Sturbaum asked if staff would review with the porch design. **Mark Dollase** stated they would be reviewing the porch.

Duncan Campbell asked if there was any documentation of what this property looked like before. **Mark Dollase** stated they could not find anything, but that did not mean it didn't exist.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room
Posted:

Derek Richey commented he liked the designs and ideas the petitioner has for the house.

Chris Sturbaum commented he wants to see the porch reviewed again by the commission.

Jeff Goldin agreed with Chris, but thought the porch could be reviewed by staff rather than the commission.

Jeff Goldin made a motion to approve **COA-17-72. Lee Sandweiss** seconded. **Motion carried 6/0/0.**

Jeff Goldin made a motion to amend **COA-17-72** approval**.** Windows on the front of the house are to be wood, and the windows on the side and back are approved to be aluminum clad if the petitioner would like. **Lee Sandweiss** seconded. **Motion carried 6/0/0.**

V. DEMOLITION DELAY

Commission Review
A. Demo Delay 17-15
825 W. 8th St.: Fairview Historic District area (not in district)
Petitioner: Cameron Smith
Complete demolition of c. 1900 gabled ell cottage

Sam Burgess gave presentation. See packet for details.

Cameron Smith commented the neighbor would like to purchase the property but demolish and keep it as lawn. He commented on the interior status along with exterior status shown in the presentation. He stated the house is too dangerous to keep standing.

Jeff Goldin commented he has been inside the house and agrees the house is not safe.

Derek Richey asked Steve Wyatt to speak about the rehab abilities of BRI. **Steve Wyatt** commented they have restored houses in worse shape than this.

Chris Sturbaum stated he is surprised nobody has purchased the house in the two years it's been for sale. He also asked if BRI had a seconded chance to bid on the house after the answer. **Cameron Smith** stated they did.

Steve Wyatt commented this is a contributing structure on the national register. BRI resurveyed this neighborhood and they found this house to be contributing as well.

Derek Richey commented the commission keeps approving demolitions causing the houses around them to drop their contributing statuses. Demolition by neglect continues to be a problem. **Cameron Smith** stated if BRI would have matched the neighbor's offer, we wouldn't be sitting here.

Chris Sturbaum commented properties don't always get taken care of as well when home-owners become older. They aren't always able to upkeep homes like they should be.

Jeff Goldin commented restoring this house would be the cost of building a new house. He also commented this is not the property the commission should send to council because he doesn't think they would designate it.

Flavia Burrell asked BRI if they think they can restore this home. **Steve Wyatt** commented they have done it 29 times before. **Flavia Burrell** asked why they didn't try to match the offer. **Steve Wyatt** commented they had a verbal agreement to purchase the property on Friday, then found out the neighbor counter-offered above BRI by $10,000.00.

Duncan Campbell commented this is a situation where someone is paying the owner to demolish this home and go through this process. Responding to Jeff Goldin's comment, Duncan stated he can make the argument to designate this house.

Sam DeSollar commented the commission keeps stating, this is not the time to take a stand, but it needs to start sometime.

John Saunders asked **Steve Wyatt** if BRI would be ready to purchase this if the demolition delay gets turned down. **Steve Wyatt** stated yes, for a certain price. He also commented it goes to tax sale this Wednesday if this demo-delay is not approved.

Chris Sturbaum commented the commission knows more about financial dealings than what is appropriate. Decisions by the commission should not be made by this knowledge.

Chris Sturbaum made a motion to table until the October 12th HPC meeting for more time for research. **Lee Sandweiss** seconded. **Motion carried 4/2/0 (Yes/No/Abstain).**
Staff commented application was submitted September 19th, 2017 for 90-day reference.

B. Demo Delay 17-16
311 S. Lincoln St.: Adjacent to Home Laundry Company Building Local Historic District
Petitioner: Jeff Baldwin, George Ridgway
Partial demolition, including alterations to front entrance and all secondary facades.

Sam Burgess gave presentation. See packet for details.

John Saunders made a motion to approve **Demo Delay 17-16. Jeff Goldin** seconded. **Motion carried 6/0/0.**

Staff Review
NONE

VI. NEW BUSINESS

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room
Posted:

Email from IU school of SPEA looking for volunteer to speak regarding Confederate statue controversy.

VIII. OLD BUSINESS

A. BUEA grant application for 403 W. Kirkwood Ave. (Batman House)

IX. COMMISSIONERS' COMMENTS
NONE
X. PUBLIC COMMENTS
NONE
XI. ANNOUNCEMENTS
Eric Sader introduced future HPC Staff, Rachel Ellenson.

XII. ADJOURNMENT

Meeting was adjourned at 7:30pm.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room
Posted:

SUMMARY

COA-17-75 (Staff Review)

2401 N. Dunn St.: Matlock Heights Local Historic District

Petitioner: Charles and Christie Bowman (Owners)

Contributing IHSSI# 105-055-34526 c. 1960

Background: The house is a vernacular mid-century massed ranch. The proposed project was begun prior to the COA application process. The façade affected by the project is visible from E. Saville Ave. Prior to the project, the rear façade included two recessed covered patios. Through the project, the southernmost of the two patios has been enclosed with screening.

Request: Enclose existing covered porch on rear (west) façade with frame and screen.

Guidelines: Changes to a primary or secondary façade not involving demolition, new construction (including additions), or the moving of a structure are reviewed by BHPC staff only (20). Since the enclosure of the rear loggia does not change the footprint, massing, or outline of the building, it qualifies as a change to a secondary façade and not as an addition; therefore, the project warrants staff review only.

According to the Matlock Heights design guidelines on fenestration, "Paying attention to the proportion of openings in a wall visible from the street can help blend new construction into the streetscape" (30). The same principle should be applied in the case of changes to an existing façade. Regarding doors and windows, it is "Recommended" that "Existing architectural details for windows and doors shall be retained or replaced in the same style or in a design appropriate to the house or its' context." An "Acceptable" treatment of doors and windows is to "Retain the proportions of original openings. Replacement of windows and doors determined to be original should duplicate the original in size and scale." The guidelines for the treatment of doors and windows are also applicable to the openings of verandas and loggias and the filling in of those openings with screened panels and doors.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

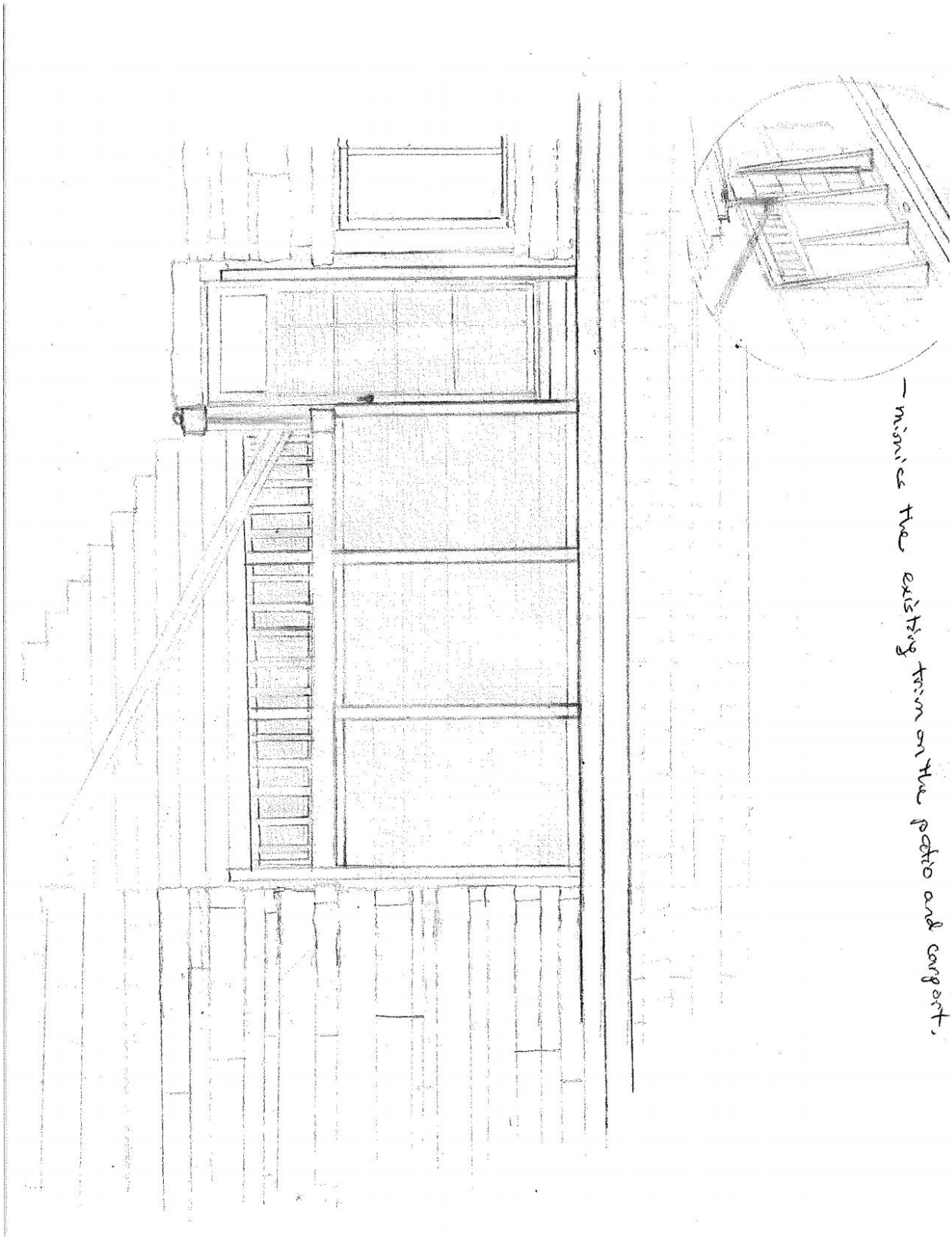
Posted:

Recommendations: Staff recommends approving the project as proposed and as completed. The design does not permanently alter any original window or door openings and is appropriate to the style and character of the original house and its context.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Slanted | angled trim on posts to be minimized on screen porch supports

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Screen Door will be crafted to mimic the existing rungs along the porch railing; Similar to this door.

From: bowman.christie52@gmail.com
Subject: Door
Date: September 24, 2017 at 7:57 PM
To: Charlie bowman.chas@gmail.com

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

June 2010 when we purchased house. We immediately removed hot tub and replaced flooring of porch.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

June 2010 after removal of hot tub and completion of fence/gate at top of stairs.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

picture taken while standing on our driveway (half way up drive)

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Figure 1: Progress as of October 4, 2017

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

SUMMARY

COA 17-74

1202 E. Wylie St.: Elm Heights Local Historic District

Petitioner: Jonathan and Catherine Racek

Contributing IHSSI# 105-055-51304 c. 1930

Background: The house is a slightly altered brick craftsman bungalow in good condition. Garden wall and carport were both added in the 1950s.

Request: Demolish rear 1950s textile block garden wall surrounding patio. Install new landscaping around edge of patio.

Guidelines:

Fences and Garden Walls

"A Certificate of Appropriateness (COA) is required for . . . [i]nstallation or removal of walls or fences visible from the public right-of-way" (14).

Masonry Features

"A Certificate of Appropriateness (COA) is required for . . . [r]emoval of masonry or . . . features or structures that contribute to the historic character of the property." "Retain masonry features . . . that contribute to the historic character of the site. These include but are not restricted to . . . porches, decorative panels . . . balustrades . . . patios . . . railings, copings . . . walls . . . [and] landscape edging" (20).

With respect to landscaping, the guidelines are concerned only with the removal and replacement of mature trees visible from the public right-of-way (12). Since the proposed

landscaping changes do not involve such removal or replacement, they are not subject to review under the design guidelines.

Recommendations: Staff recommends approving the project, contingent upon owner's agreement to undertake a careful deconstruction of the garden wall that will allow the textile blocks to be salvaged and reused.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Figure 2: East side of block wall, looking NW

Figure 3: South side of wall, looking east

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Figure 4: Close-up, south side of wall, looking NE

Figure 5: South side of wall, looking NE

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

SUMMARY

COA 17-76

722 W. 2nd Street: Greater Prospect Hill Local Historic District

Petitioner: Allen Yoder, on behalf of Mike Shively Architecture

Non-Contributing No IHSSI Number c. 1960

Background: 722 W. 2nd Street is a non-contributing commercial structure. The property is currently zoned Medical, while most of the GPHHD is zoned RC (Residential Core). The petitioner is seeking a rezoning to allow the mixed-use development of the site for commercial and multi-family residential purposes. The rezoning hearing before the Plan Commission will take place on 11/6/2017.

Request: Demolish non-contributing structure on site. Construct new three-story mixed-use building.

Guidelines:

DEMOLITION

The BHPC may issue a CoA for demolition if:

"The historic or architectural significance of the structure is such that, upon further consideration by the Commission, it does not contribute to the historic character of the district" or "The demolition is necessary to allow development which, in the Commission's opinion, is of greater significance to the preservation of the district than is retention of the structure, or portion thereof, for which demolition is sought" (12).

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

NEW CONSTRUCTION

"The guidelines are not meant to restrict creativity, but to set-up a framework within which sympathetic design will occur" (14).

"Building materials, whether natural or man-made, should be visually compatible with surrounding historic buildings" (16). Recommended materials include "Brick, limestone, clapboard, cement board, wood, shingles, stucco" (16).

New construction and additions should be compatible with the historic context of the neighborhood with respect to massing, outline, setback, spacing, height, fenestration, and elevation (pp. 17-20).

Building Heights:

"NOTE - In areas governed by this plan, building heights should be determined using these guidelines rather than those noted in the zoning ordinance" (18).

"RECOMMENDED

1. Generally, the height of a new building should fall within a range set by the highest and lowest contiguous buildings if the block has uniform heights. Uncharacteristically high or low buildings should not be considered when determining the appropriate range.

2. Cornice heights, porch heights and foundation heights in the same block face and opposing block face should be considered when designing new construction.

3. Consider the grade of the lot against the grade of the adjacent sidewalk as well as the grade of the adjacent neighbor."

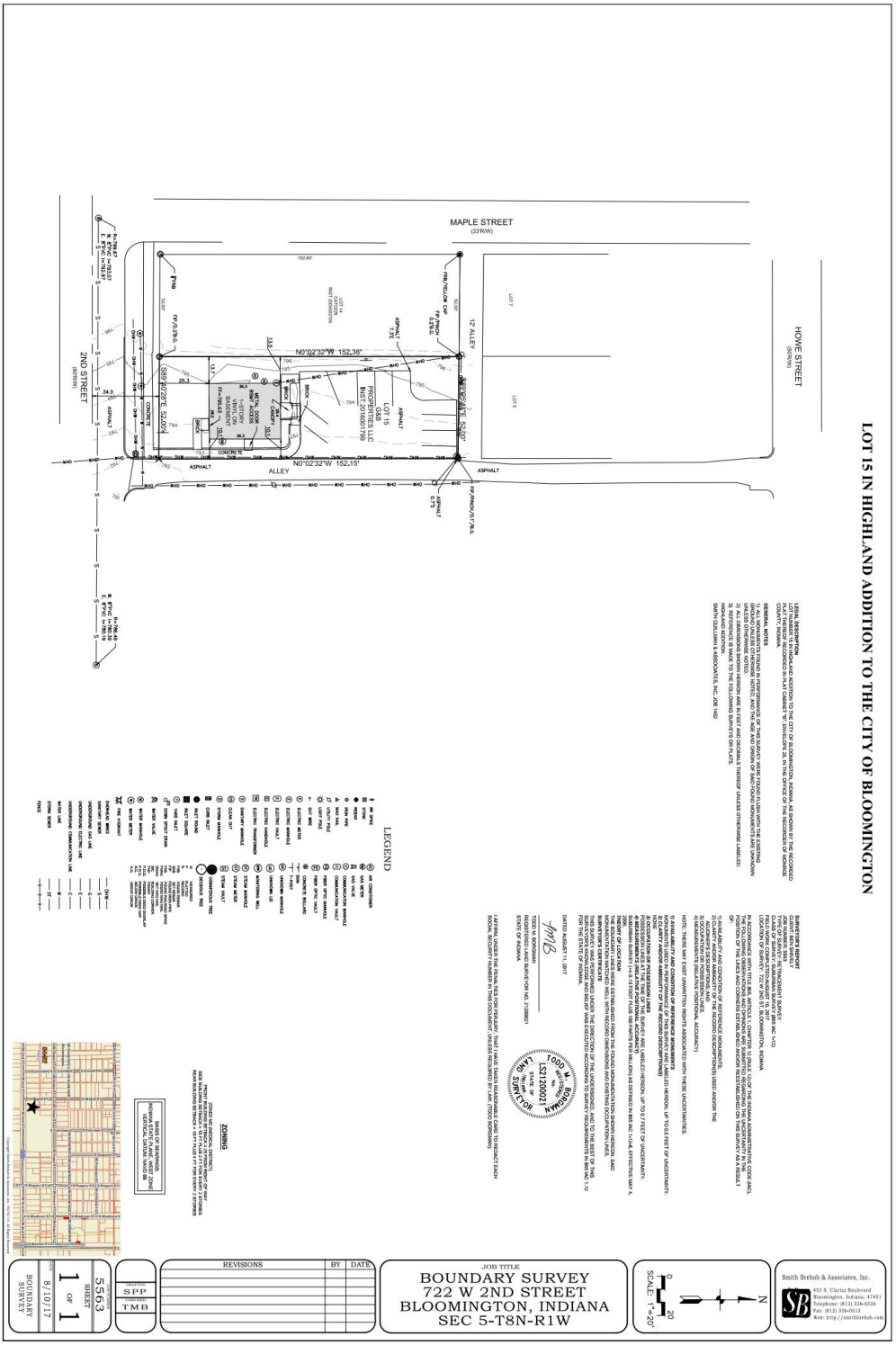
Recommendations:

Given that the building is defined as non-contributing, staff does not object to approving the request to demolish the existing building on the site. However, staff recommends denying the new construction project as proposed, as the design is incompatible with its context in terms of height, massing, fenestration, parking layout, and elevation of first floor above grade. A COA should not be issued for demolition until the existing new construction plans are revised and approved by the BHPC.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

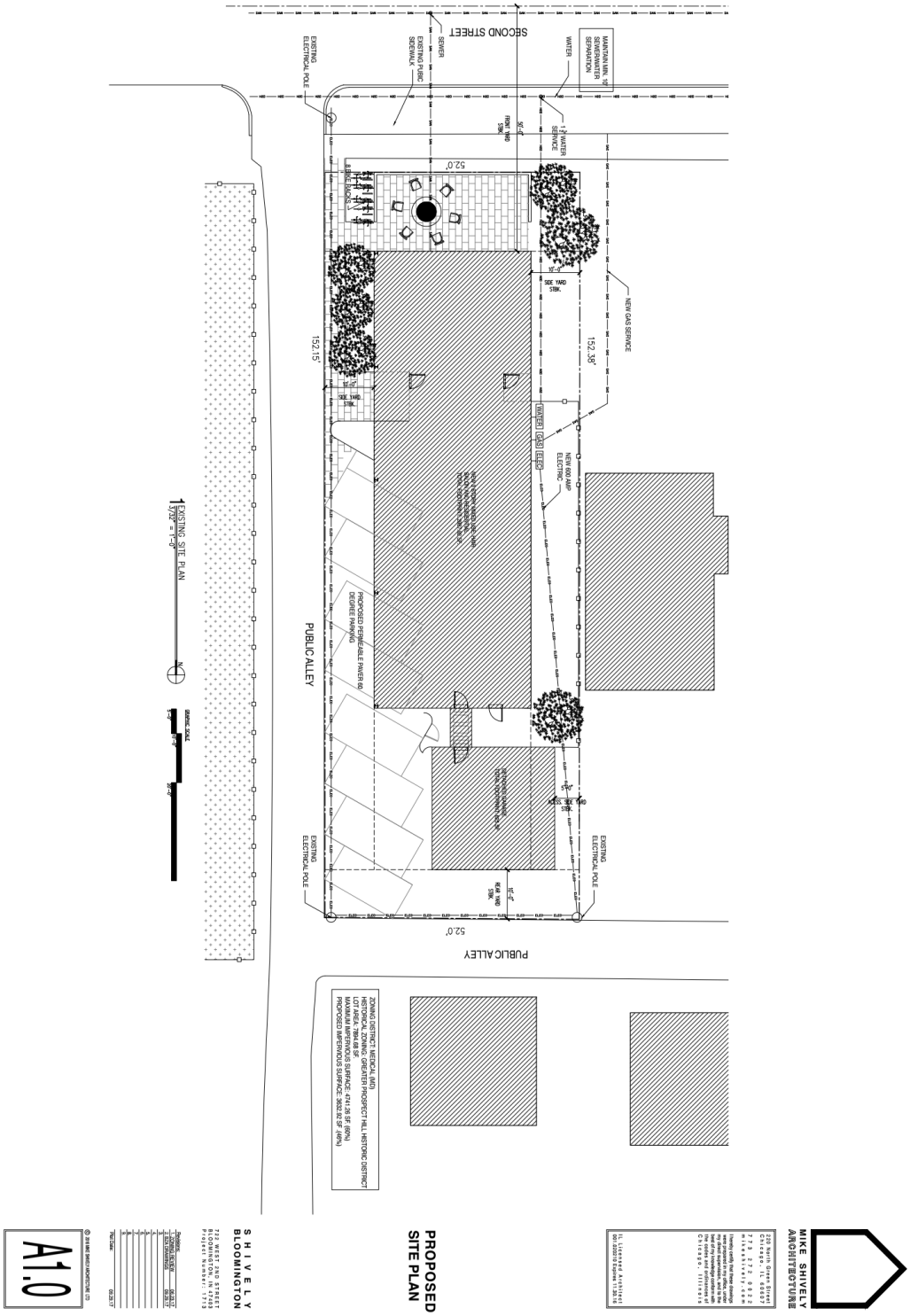
Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

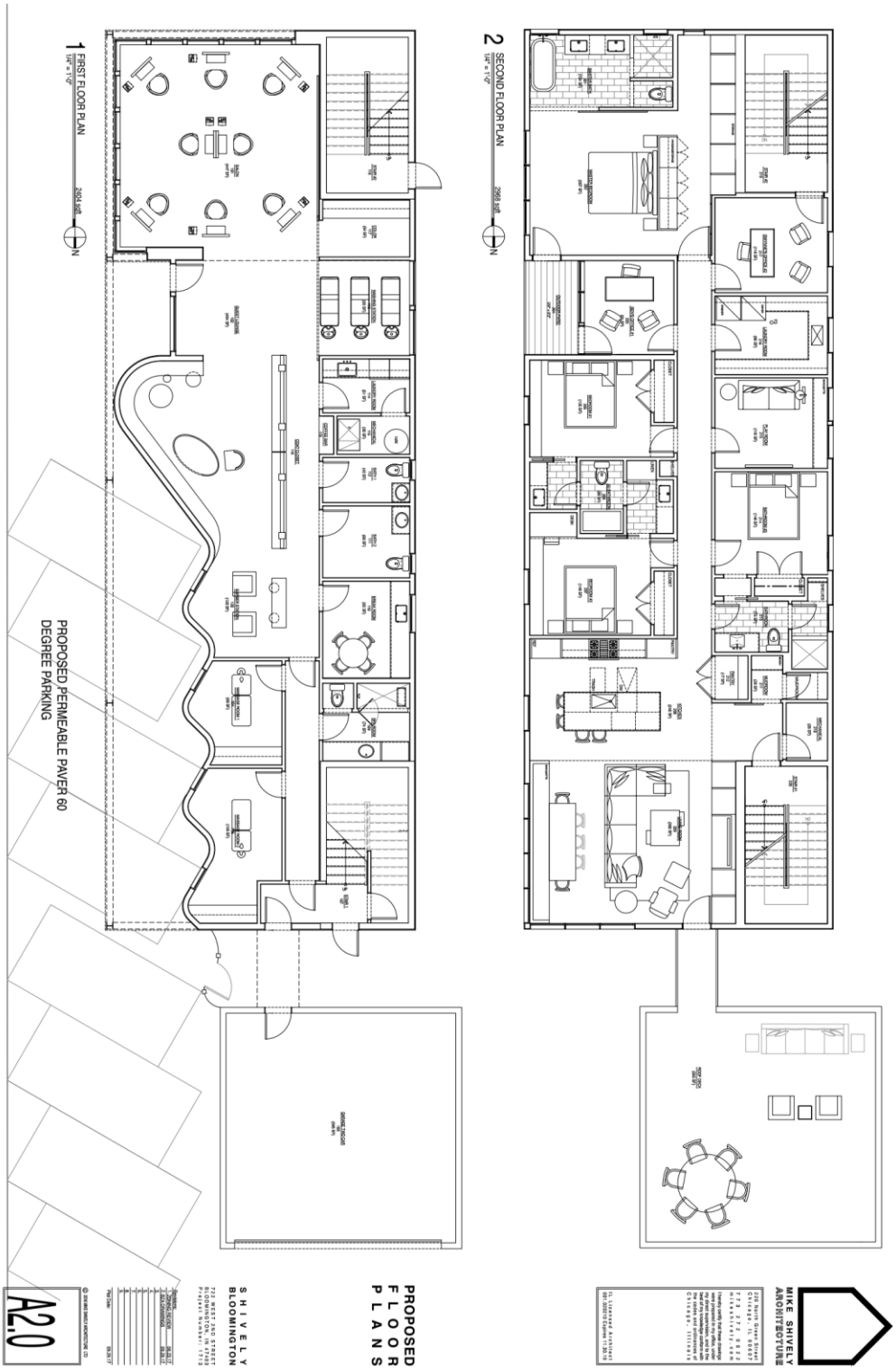
Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

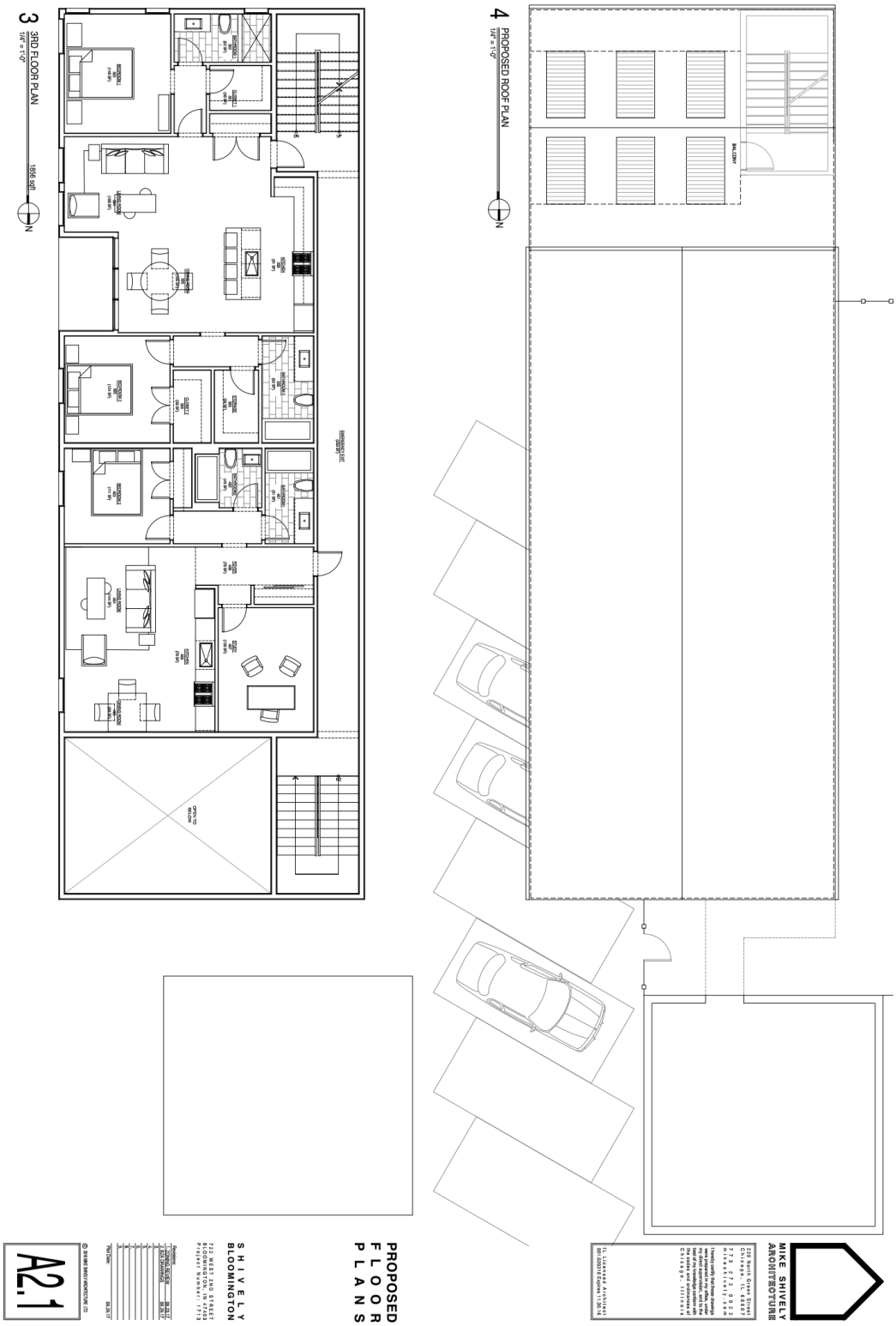
Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

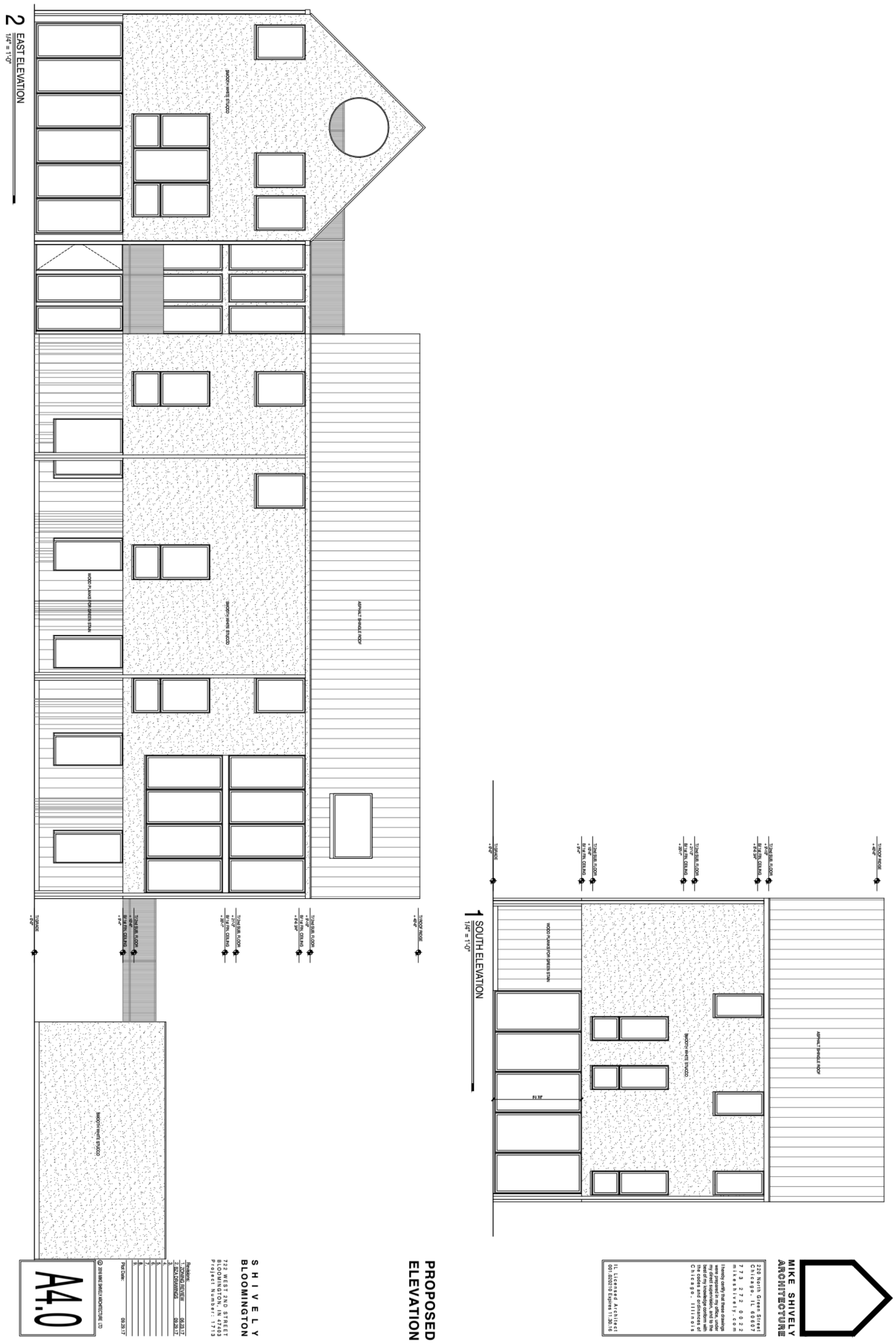
Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

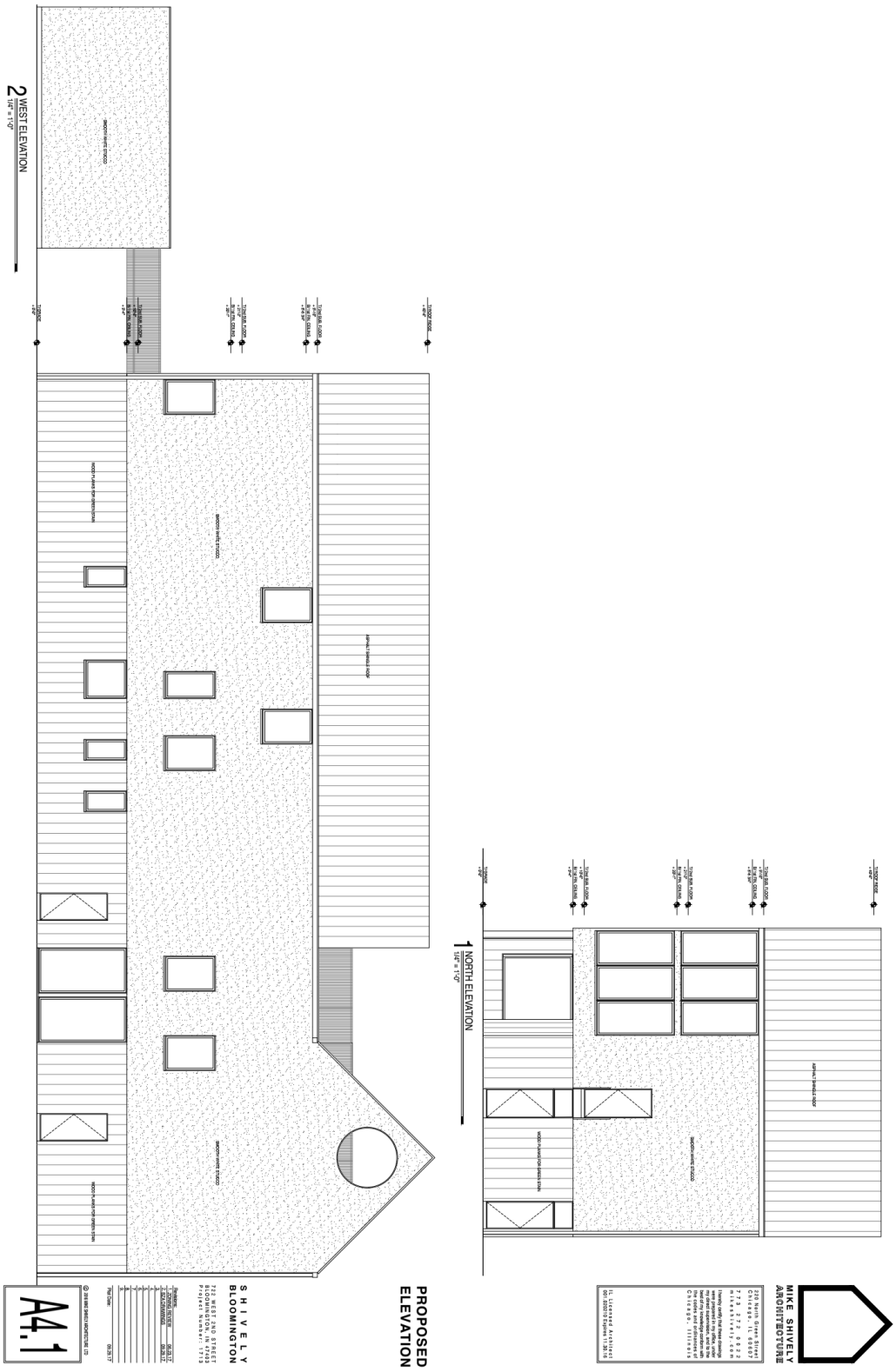
Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call [812-349-3429](tel:812-349-3429) or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:



Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

SUMMARY

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Demolition Delay 17-15

825 W. 8th Street
Petitioner: Cameron Smith

Contributing IHSSI # 105-055-26179 c. 1910

*Background:*825 W. 8th Street is a slightly altered turn-of-the century gabled-ell cottage. Its siding and some of its windows have been altered, but it retains its original form. It is located several blocks west of the Fairview Local Historic District.

Request: Complete demolition of historic structure

Guidelines: According to the demolition delay ordinance, BHPC has 90 days to review the demolition permit application from the time it is forwarded to the Commission for review. Commission staff received the application on September 19, 2017. The BHPC may thus employ a demolition delay for 90 days from that date, and may request an additional 30 days if necessary for further investigation. During the demolition delay period, the BHPC must decide whether to apply Local Historic Designation to the property.

Recommendations: The property is an intact example of a gabled-ell cottage. Although it does not appear to merit Local Historic Designation as an individual site, it would certainly warrant Local Historic Designation as a contributing property within a local historic district or conservation district.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room
Posted:

SUMMARY

Demolition Delay 17-17

608 N. College Ave.

Contributing IHSSI #105-055-35820 c. 1880/c. 1910

Petitioner: Dave Holdman

Background: IHSSI #105-055-35820 is classified as a late Victorian two-story residence. It is not listed in the National Register of Historic Places and is not located in a local historic or conservation district.

Request: Petitioner requests partial demolition involving the removal of part of a non-historic rear porch to create a connector to a new three-story addition.

Guidelines: The BHPC may delay demolition for up to 90 days from the date that staff was notified of the demolition permit application while it considers whether it would like to recommend designating the property as a local historic district. Notification of the demolition permit application was received by BHPC staff on September 26, 2017. If the BHPC votes not to recommend designating the property, the demolition permit will be released.

Recommendation: Staff does not find that the property merits individual listing as a local historic district or conservation district and therefore recommends releasing the demolition permit. Staff also recommends releasing the permit for the reasons that the historic house will not be demolished and given that the proposed addition will affect a portion of the house that has already been altered through previous additions.

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

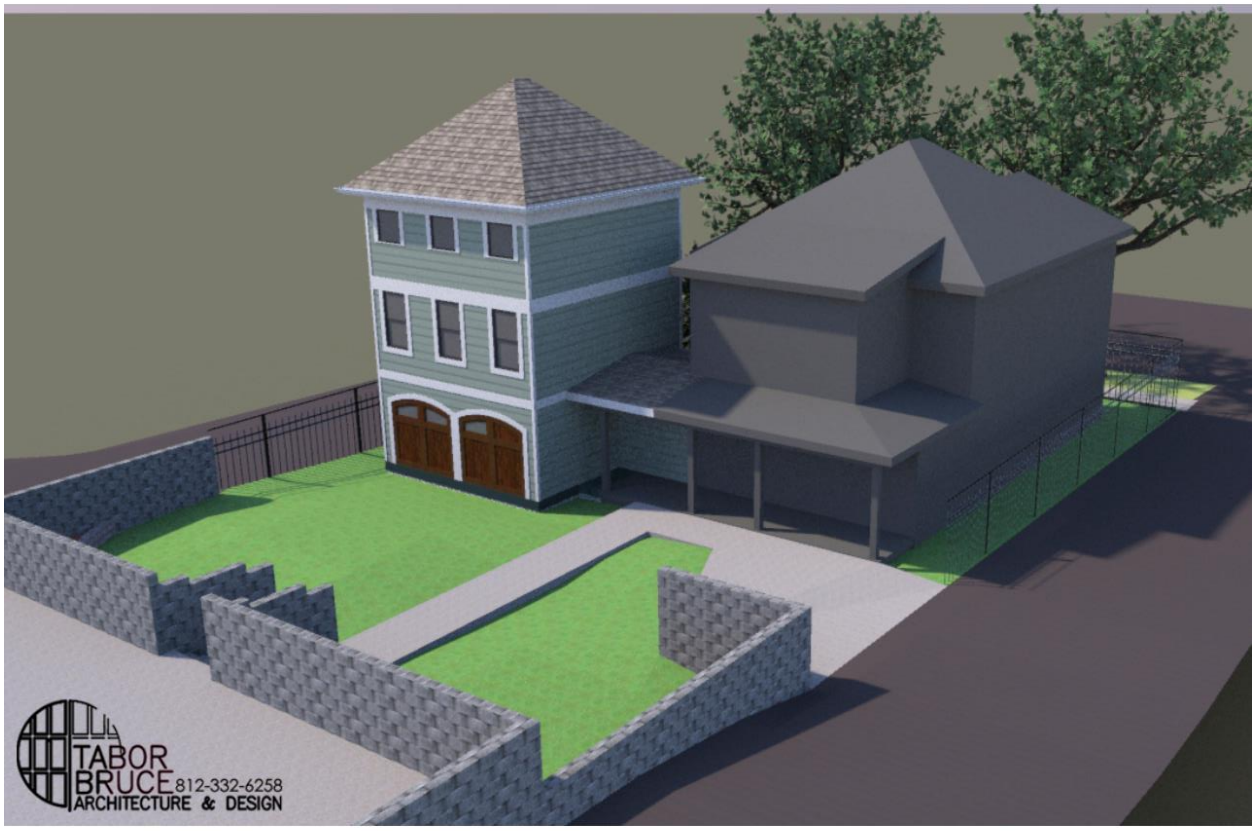
Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

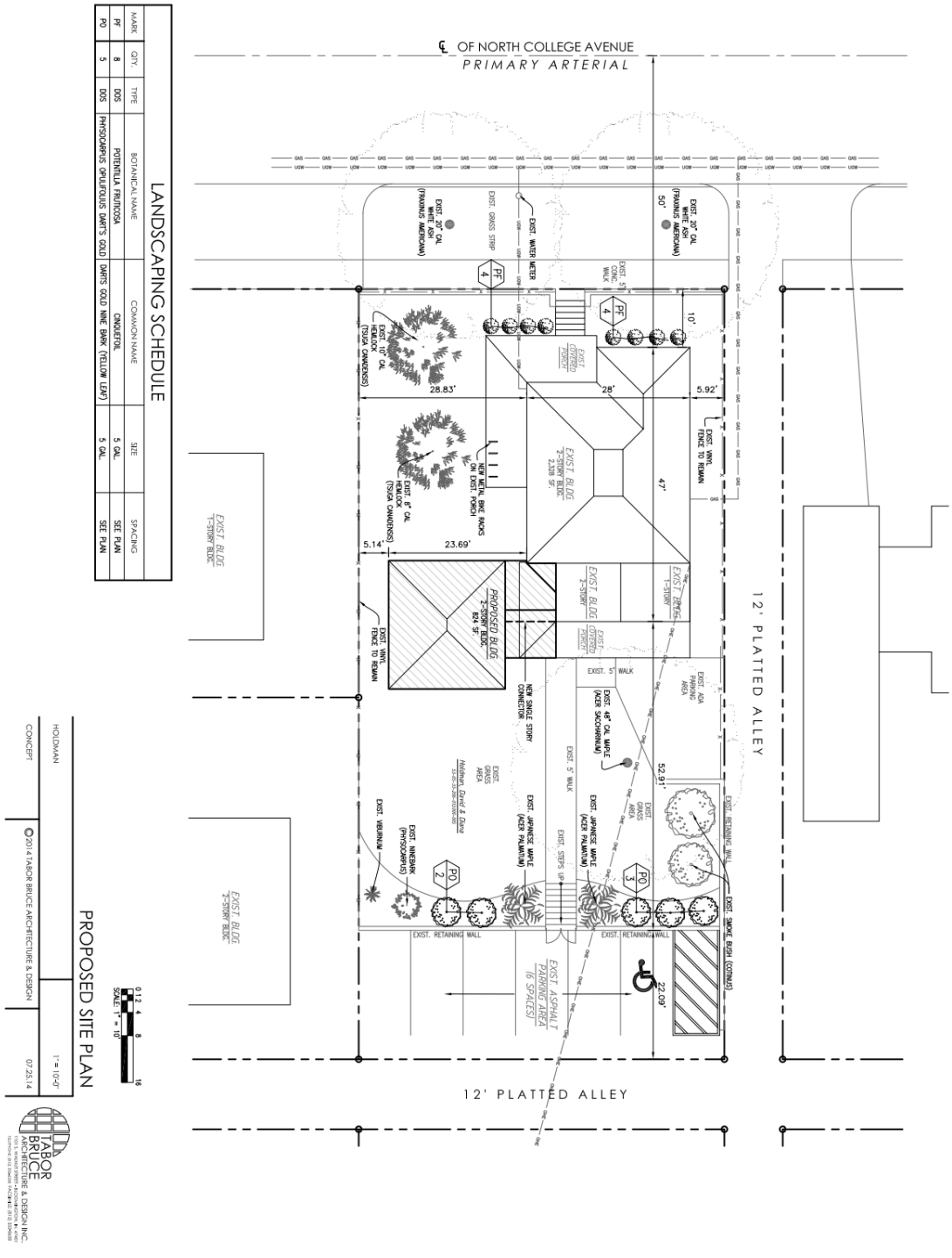


Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

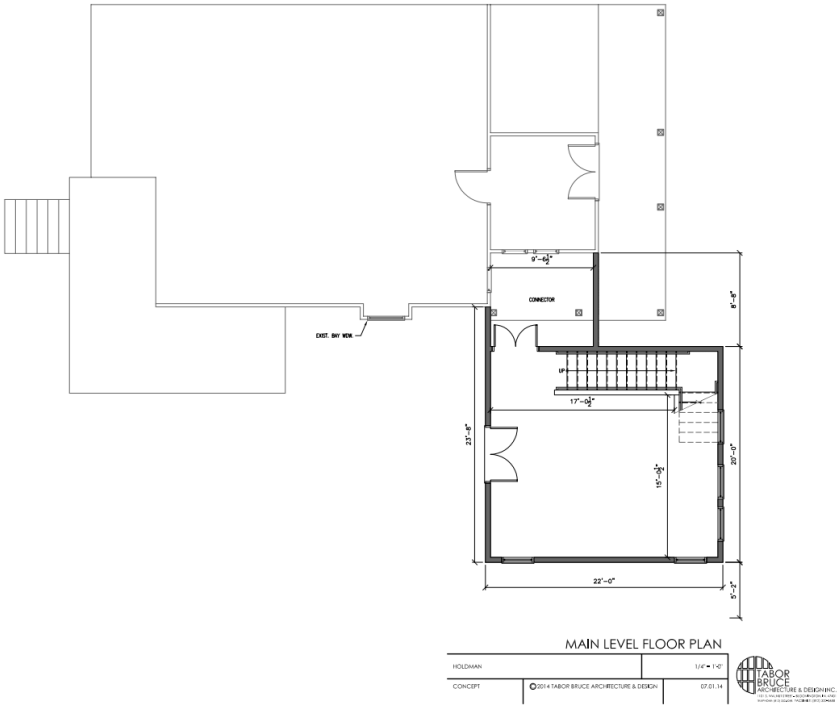
J:\CURRENT2014\Commercial\Holdman\Design\Concept\070114\AS101 Site Plan.dwg, Proposed Site, 7/25/2014 10:41:40 AM

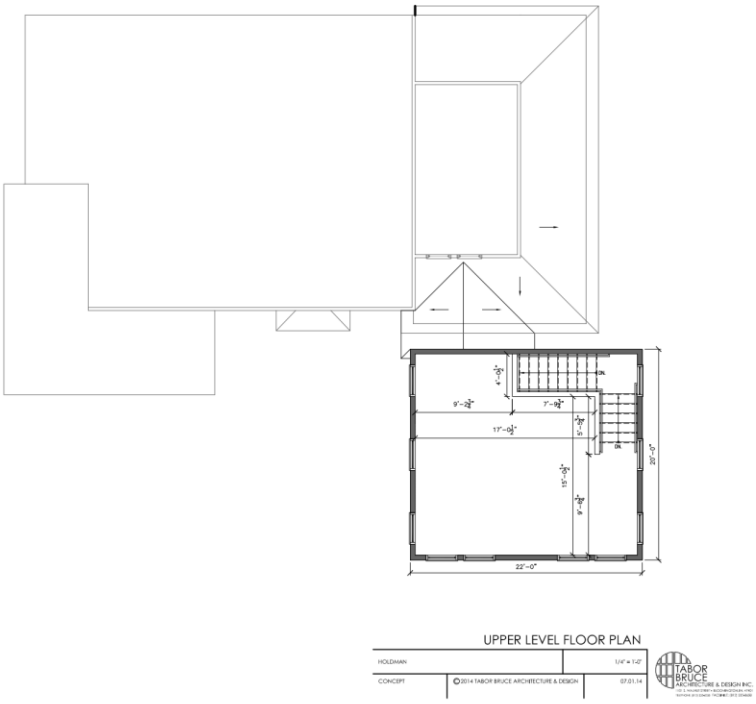


Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:





Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

OLD BUSINESS: Dimension Mill (W. 11th St.)

Previously Approved Design:

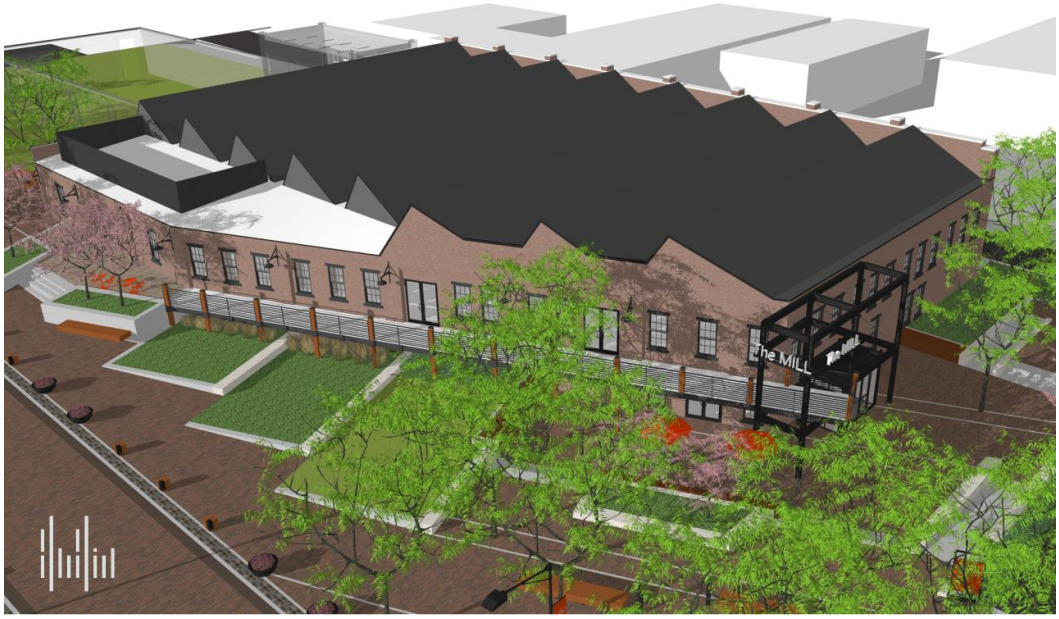
Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

SHOWERS MILL RENOVATION
OPTION 1 - NORTH ENTRANCE VIEW
JULY 7, 2017

THE DIMENSION MILL - NORTH ENTRANCE
VIEW LOOKING SOUTH ON MADISON STREET



SHOWERS MILL RENOVATION
OPTION 1 - AERIAL VIEW
JULY 7, 2017

THE DIMENSION MILL - SOUTH ENTRANCE
VIEW LOOKING FROM MILL PLAZA

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

Altered Design:

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

VIEW LOOKING WEST ON TRADE STREET
Concept C.2 - August 2, 2017

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

AERIAL VIEW LOOKING NORTH
Concept C.2 - August 2, 2017

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

VIEW LOOKING NORTH AT MILL PLAZA
Concept C.2 - August 2, 2017

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

THE MILL ENTRY - VIEW LOOKING SOUTH ON MADISON STREET
Concept C.2 - August 2, 2017

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 12, 2017 at 5:00 p.m. in the McCloskey Room

Posted:

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

VIEW LOOKING SOUTH-WEST AT MADISON STREET
Concept C.2 · August 2, 2017

THE DIMENSION MILL
CITY OF BLOOMINGTON / BLOOMINGTON ECONOMIC DEVELOPMENT CORPORATION

VIEW LOOKING EAST AT MILL PLAZA
Concept C.2 · August 2, 2017

Auxiliary aids for people with disabilities are available upon request with adequate notice. Please call 812-349-3429 or e-mail human.rights@bloomington.in.gov.

Next meeting date is Thursday October 26, 2017 at 5:00 p.m. in the McCloskey Room

Posted: