

**Bloomington Historic Preservation Commission,
Zoom Virtual Meeting, June 11, 2020
MINUTES**

I. CALL TO ORDER

Meeting was called to order by **John Saunders**, @ 5:00 pm.

II. ROLL CALL

Commissioners

John Saunders
Jeff Goldin
Sam DeSollar
Susan Dyer
Lee Sandweiss

Advisory

Duncan Campbell – 5:23

Absent

Derek Richey
Doug Bruce
Chris Sturbaum
Deb Hutton
Ernesto Casteneda
Jenny Southern

Staff

Conor Herterich, HAND
Eddie Wright, HAND
Doris Sims, HAND
Philippa Guthrie, Legal

Guests

Craig Pryde
Joy Skidmore
Carol Damon
Greg Goodnight
Josh Kelley
Michael Korus

III. APPROVAL OF MINUTES

IV. CERTIFICATES OF APPROPRIATENESS

Commission Review

A. COA 20-20 (Continuation)

325 S. Rogers Street (Prospect Hill Historic District)

Petitioner: Josh Kelley

Install fencing around home.

Conor Herterich gave presentation. See packet for details.

Discussion ensued.

Josh Kelley clarified placement of the fence and the gate and the material to be used.

Sam DeSollar asked if the neighborhood supports the fence. **Jeff Goldin** clarified that there isn't a neighborhood committee that covers this area.

Jeff Goldin likes the changes and is in support of this project. **Sam DeSollar** likes that the petitioner has also changed the materials used in the fence. However he has issues with the fence on the Rogers side of the property. **Sam** recommended placement of the fence in conjunction with the neighborhood guidelines. But he has concerns that the fence may be placed too close to Prospect Street and placement along Rogers St. **Josh Kelley** stated he would make any necessary changes per Sam's suggestions.

Jeff Goldin made a motion to approve COA 20-20, **Lee Sandweiss** seconded.

Motion carried 4-1-0 (Yes-No-Abstain)

V. DEMOLITION DELAY

Commission Review

A. Demo Delay 20-13

126 E. Ridgeview Dr.

Petitioner: Carol Damon

Full demolition

Conor Herterich gave presentation. See packet for details.

Discussion ensued.

Conor Herterich asked if **Carol Damon** knows who manufactured the home. She does not. **Sam DeSollar** asked if the petitioner would be interested in jacking up the home and repairing the foundation. **Carol** stated it would be cost prohibitive. **Duncan Campbell** asked about the historic significance of the neighborhood. **Conor** stated that he was trying to determine if the entire neighborhood was built by one manufacturer. Unfortunately this neighborhood does not have a neighborhood association.

Jeff Goldin supports releasing the demo delay, all the commissioners agree with **Jeff**.

John Saunders made a motion waive the waiting period for **Demo Delay 20-13**.

Jeff Goldin seconded.

Motion carried 5-0-0.

VI. NEW BUSINESS

A. Rose Hill Cemetery Fountain Base

Conor Herterich gave presentation. See the video record for details.

Duncan Campbell asked if Rose Hill is a historic district, it is not. **Jeff Goldin** stated he wishes they had not moved the fountain. **Lee Sandweiss** suggested a public spot at the former location of the fountain and preserving the remaining limestone. **Duncan** suggested a new fountain in the same location. It doesn't have to be a sculpture just a simple water fountain and if electrical is not available then a solar powered fountain. The Commissioners agreed. **Lee** stated that with a new fountain it could become a meeting place. **Conor** will bring the Commission's suggestions to the Rose Hill Cemetery commission.

B. Johnson Creamery Stack Inspection Report

Conor Herterich gave presentation. See packet for details.

Discussion ensued.

Conor Herterich explained what would be needed when the owner decides what to do with the chimney. **Jeff Goldin** stated that if it came before the commission for demo delay he would move for local destination. **Sam DeSollar** suggests taking down the antennas located at the top of the smoke stack if that would help to preserve the structure. **Duncan Campbell** gave a brief history of the rehab of the stack during the last rehabilitation in the mid 90's. **Duncan** stated that technically the smokestack is a cell tower. But these stacks die and they take a beating from the weather. The stress is in the top 15 feet as that is where the bowing is occurring. But they have placed a cap on the stack but it still needs to be maintained. **Duncan** was opposed to the use of the smokestack as a cell tower. He feels like a 106 review would be needed and the HPC would be a consulting party. **Conor** clarified that a 106 review would only be needed if Federal money is used. **Duncan** stated that if the Commission wants a hand in saving the structure then they would need to designate. **Sam** agreed with **Duncan**, but he realizes that without the cell tower then the structure may not be worth saving. **Duncan** stated the park service wouldn't let them tear it down unless there's a safety issue. **Conor** clarified that the owners are aware that the stress on the stack is from the cell antennas at the top. **Jeff Golden** agreed with **Duncan** and **Sam** that the loss to the city skyline would be significant. **Lee Sandweiss** believes the structure should be locally designated, **Susan Dyer** and **John Saunders** both agree.

C. Annex Project (3rd and Grant) courtesy review

Craig Pryde & Joy Skidmore gave a presentation of the project complete with images, drawings and diagrams. See the video record of the meeting for complete details.

Sam DeSollar asked about ownership of the l shaped building in the corner lot, if it's owned by the same owners. **Duncan Campbell** asked about the percentage of workforce housing and marketplace housing.

Jeff Goldin stated he dislikes the city's requirement for modulation, but he likes this project, they are respecting the historic district and following the rules. **Sam DeSollar** stated that this is much better than the last project on this site, he likes the building and the setback, but he feels like it is putting off the inevitable as they will ultimately have to address the buildings on restaurant row. **Duncan Campbell** echoed Sam's comments but added that they are building something that will look like everything else. But not developing the north lot is kind of a cop out. **John Saunders** also has concerns about the vacant lot. **Conor Herterich** reminded the Commissioners that this is a courtesy review.

VII. OLD BUSINESS

VIII. COMMISSIONER COMMENTS

IX. PUBLIC COMMENTS

X. ANNOUNCEMENTS

XII. ADJOURNMENT

Meeting was adjourned by **John Saunders** @ 6:13 pm.

END OF MINUTES

Video record of meeting available upon request.