

City of Harlan – Harlan Historic Preservation Commission 6-28-16

The Harlan Historic Preservation Commission was called to order by Acting Chairperson Roger Bissen at 4:00 P.M., Tuesday 6/28/16 in the Council Chambers.

Present: Jay Christensen, Pam Meurer, Roger Bissen, Jerry Henscheid\*

Absent: None

Also Present: City Attorney Todd Argotsinger and Clerk Jane Smith

It was moved by Christensen and seconded by Bissen to approve the agenda. Motion carried unanimously. Jay noted that he and Jerry would have to abstain from a couple items listed under 4.a., as they are the business owners and Jerry is the contractor for Jay's application.

First item of new business was the application from Judy Schroeder, 608 Market Street, for an Upper Story Grant. Upon discussion with Mrs. Schroeder, it was determined that the application was not complete and the Schroeder's will need to decide if they still wish to renovate their upper story into living quarters or pursue the purchase of a house in Harlan. No action was taken.

\*Jerry Henscheid arrived at 4:10 p.m.

Jay Christensen presented his application #2016-USF-01, for a façade grant. He plans improvements to the lower level of 620 Market (Dr. Jay's Family Eye Care) with new windows and doors, an awning and also awnings on three (3) windows above 618 Market. The exteriors are to be painted, business lettering added and an iron gate installed for 618 Market. He provided a bid of \$25,326. The front measurements of the two (2) adjoining building fronts total 44' and at the \$250 per linear foot allowed, would qualify him for an \$11,000 match grant from the City. It was the consensus of the Commission to forward this application directly to the City Council for their consideration, due to Christensen and Henscheid abstaining for the reasons noted above.

The next application #2016-USF-02, was from Mi Casa Restaurant for their new location at 512 Market Street. They are applying for a façade grant to replace all of the front windows and main entrance door. A bid of \$16,574 was provided. The front footage is 44' and at the \$250 per linear foot allowed, the City's match grant would be \$8287.00. On motion by Bissen, seconded by Meurer, the grant application was approved to be presented to the City Council for review. Motion carried unanimously.

The last application was from Jerry Henscheid, #2016-USF03, for a façade grant for his building at 601 Court Street, on the corner of Court and 6<sup>th</sup>. He is requesting a match grant to repoint 450 sq. ft. of masonry, repair seven (7) existing second floor windows (five on the Court Street and two on the 6<sup>th</sup> Street side). He included an estimate of \$21,060. The total footage is 42' and at the \$250 per linear foot allowed, the City match grant would be \$10,500. On motion by Meurer, seconded by Bissen, the grant application was approved to be presented to the City Council for review. Motion carried, with Henscheid abstaining because he is the applicant.

The Committee continued discussion of the modifications made by the City Attorney to Chapter 26, Historic Preservation Commission. The City Attorney will take the notes from this meeting and incorporate them in the ordinance draft to be reviewed again at a future date.

Nate Christensen's project at 612 Market Street was discussed and it was the consensus of the Commission that upon the 8/20/16 completion deadline for the building permit, Mr. Christensen will be allowed to apply for no more than a six (6) month extension to complete the project for grant payment.

Pam Meurer

Recording Secretary