

MINUTES
HISTORIC PRESERVATION COMMISSION REGULAR MEETING,
Thursday, March 12, 2015 @ 4:30 p.m.
Training Room, City Hall, 101 First Street SE

Members Present: Amanda McKnight-Grafton Chair
 B.J. Hobart
 Bob Grafton
 Ron Mussman
 Tim Oberbroeckling
 Mark Stoffer Hunter
 Barbara Westercamp
 Sam Bergus

Members Absent: Pat Cargin
 Todd McNall
 Caitlin Hartman

City Staff: Jeff Hintz, Planner
 Anne Russett, Planner
 Anne Kroll, Administrative Assistant

Guests: Sandy Pumphrey
 Cindy Hadish
 Janet Manatt
 Emily Meyer
 Stacy Woodson
 Jon Bogert
 Tim Klima
 Beth DeBoom

Call Meeting to Order

- Amanda McKnight Grafton called the meeting to order at 4:32 p.m.
- Eight (8) Commissioners were present with three (3) absent.

1. Public Comment

No public comment.

2. Approve Meeting Minutes

- Barb Westercamp made a motion to approve the minutes from February 26, 2015. Tim Oberbroeckling seconded the motion. The motion passed unanimously.

3. Action Items

a. DEMOLITION Applications

i. 8105 18th Street SW – Private Property

- Jeff Hintz stated that this property was constructed in 1932 and is not eligible. Historical fasteners were found on the property and were sent to the University of Iowa Museum. The barns will remain on the property. The house has structural issues that cannot be overcome. Staff recommends photo documentation and then release. The City's Comprehensive Plan Future Land Use Map has this area designated for industrial development and employment reserve. Salvage has been done. This property has been vacant for 2-3 years.
- Tim Oberbroeckling made a motion to approve demolition for 8105 18th Street SW after Mark Stoffer Hunter has done photo documentation. Sam Bergus seconded the motion. The motion passed unanimously.

4. New Business

a) Flood Control Alignment Informational Presentation

- Sandy Pumphrey provided background information on how the process began after the 2008 flood. The City reached out to the Army Corps of Engineers to do an in depth study of how to stop another flood from occurring. The City chose a system of levees and flood wall protection which was the option that appeared to provide the best benefit for the cost. Congress approved the process, but decided they were only able to provide funding for the east side. The City Council decided that was unacceptable to only protect one side. A plan is being pursued to protect both sides of the river. The City was able to get some of the money necessary to perform the project from a legislative change to use sales tax. This will be a 20 year project. Money from a GRI application allowed the City to hire consultants. The process is in the planning stages and public engagement is happening for fact finding purposes. Four alignment options are possible with the help of the community where 21 possible alignment options were found. Sandy Pumphrey reviewed the four alignment options with the HPC using maps.
- Mark Stoffer Hunter asked about the alignment around the Czech School. Sandy Humphrey stated that the flood wall will go around the school and not damage the structure. City Hall and Smulekoff's structures will not be damaged either.
- B.J. Hobart asked about the levee being shown to go right through the Knutson Building. Sandy Pumphrey stated that there is still a lot of discussion about that.
- Tim Oberbroeckling asked about the end of the flood wall and if the water would backtrack into the City. Sandy Humphrey stated that the alignment would come back to the interstate on the north end. On the south end, it ties into the bluff. There will be pump stations behind the wall.
- Mark Stoffer Hunter stated that Masaryk Park is a historical concern. It is at the east end of the Bridge of Lions. The Czech federated groups have placed a lot of historic markers and monuments there. He just wanted to make sure that if those things needed to be disturbed or moved that the cost associated with that would be covered. Sandy Pumphrey stated that will need to be discussed because there is a lot of work that will need to be done in that area.
- Ron Mussman asked that when the funding comes through is the intent to do both sides at one time. Sandy Pumphrey stated that the consultants are working on how this is done. For example, at the Sinclair site, as the river rises, it would flood into Sinclair and back to downtown. A partial levee is being discussed to provide some interim protection. The

Army Corps would normally build from the upstream down because it provides some protection if not complete. These questions are still being discussed.

- B.J. Hobart asked if the existing sidewalks would be disturbed. Sandy Pumphrey stated that in the zone of construction there would be a fair amount of disturbance to the sidewalks.
- Tim Oberbroeckling asked if any of the southern cities would be affected by the flood protection. Sandy Pumphrey stated that it is not the downstream that is affected, but the upstream. The modeling shows six inches higher into Palo if the flood reaches the 2008 flood height. The 100 year flood would have no impact.
- Ron Mussman asked about land disturbance and archeological finds. Sandy Pumphrey stated that the east side is bound by federal rules, but the intent is to build both sides based on the federal standards.
- Sandy Pumphrey stated that new maps will be available online for the March 31st open house.
- Amanda McKnight Grafton asked Sandy Pumphrey to come back to an April HPC meeting after the Commission has had a chance to review the new maps.
- Stacy Woodson asked if the Commission is interested in learning more about the archeology piece of this project. The Commission is very interested. Stacy Woodson will send a copy of the archeology report to the Commission when it is complete.

b) Link Belt Booklet

- Anne Russett stated that this booklet is associated with the MOA with FEMA related to the Public Works building. This was brought to the Commission in November to review the text. This is the formatted design of the booklet. Feedback from the Commission is requested. This is currently being reviewed by FEMA and SHPO. Some of the images will be replaced with a higher quality picture.
- Mark Stoffer Hunter asked if the stones in the former Public Works building were going to be placed elsewhere. Anne Russett stated that the stones will be placed at the entrance on 15th Avenue.
- Anne Russett stated that hard copies will be given to SHPO, the Commission, the History Center, and libraries. The Commission can name other entities to receive it.
- Mark Stoffer Hunter abstained from voting.
- Barb Westercamp made a motion to approve the design of the Link Belt Booklet. B.J. Hobart seconded the motion. The motion passed unanimously.

c) Sinclair Booklet

- Mark Stoffer Hunter abstained from voting.
- Mark Stoffer Hunter stated that the picture on the cover may not be in Cedar Rapids. It looks like the Chicago location. Anne Russett will inquire about that.
- Anne Russett stated that this is associated with the Sinclair MOA. The text was brought to the Commission in November, so now we are looking at the design. The consultant is also working on higher quality images for this one as well. There are a few images included from the Farmstead Foods public collection event.
- Mark Stoffer Hunter stated that the architectural renderings of the smokestack would be a great addition. Bob Grafton stated that the reassembled smokestack is at the library and a photograph of that would also be nice to include.
- Tim Oberbroeckling made a motion to approve the design of the Sinclair Booklet. Sam Bergus seconded the motion. The motion passed unanimously.

5. Old Business

a) Preservation Showcase Subcommittee Updates

- The Commission discussed the budget and marketing.
- Staff will send out a press release.

b) Demolition Applications UNDER REVIEW

ii. 115 2nd Street SW – City Owned Property – March 24, 2015

- Jeff Hintz stated that Beth DeBoom made an inquiry to go through the property. It is unknown whether anyone else has inquired.
- Beth DeBoom stated that there isn't anything really historic in it, but it is a nice house.
- Jeff Hintz stated that this property will go to bid for demolition in the next couple months. There is still opportunity to reach out to Council members.

Amanda McKnight Grafton left the meeting at 5:38 p.m.

- Bob Grafton would like to arrange for the Commission to go through the property.
- Housing staff is aware that this property could be used for ROOTs if anyone is interested.

6. MOA/LOA Project Updates

- Jeff Hintz stated that the signage is with Finance for the Historic District signs. It has been approved by SHPO for their final round of reviewing. This should be up for bid. The structure reports should be out anytime.
- Anne Russett stated that staff reached out to the Czech School and they are interested in moving forward with a structure report.
- Anne Russett stated that the Kirkwood Curriculum is a certificate series that the City has been working on with Kirkwood Community College. Kirkwood has decided to push back this series until fall 2015 so we could organize a scholarship program. There are 9 courses in the series and staff is proposing to have the first 4 courses free of charge. Scholarships for 50% off will be offered for the next 5 courses for 4 individuals per course.
- Ron Mussman would like to share these courses at the showcase.
- Bob Grafton asked if the scholarships would be first come first serve.
- Anne Russett stated that there would be an application process where the applicant would describe why they need/want the scholarship.
- The Commission would like more information regarding class size, days, and times the classes would be available. Anne Russett will follow up with Kirkwood.

7. Good of the Group

- Tim Oberbroeckling stated that he reached out to a lot of people about the local landmarks and one of them was Father Moermond at Grace Episcopal Church. He is looking to protect the church. This church is not eligible for the Downtown District or the National Register, but he should be eligible to be a local landmark. This is the oldest active church in Cedar Rapids.
- Mark Stoffer Hunter stated that the church has been altered, but there are many features that have stayed the same such as the stained glass window.
- Anne Russett stated that staff would need to get SHPO's feedback.

Mark Stoffer Hunter left the meeting at 5:51 p.m.

- Jeff Hintz stated that Ogden & Adams dropped off a wooden pocket window replacement for the Commission to look at. It can be painted and stained. It is a double hung window and a storm window can be added. It is cheaper than wood windows, but a little more expensive than vinyl. It has a 20 year rot free warranty.

8. Adjournment

- Barb Westercamp made a motion to adjourn the meeting at 5:56 p.m. Tim Oberbroeckling seconded the motion. The motion passed unanimously.

Respectfully Submitted,

Anne Kroll, Administrative Assistant II
Community Development