

**LANDMARKS
COMMISSION**

Thursday, August 6, 2020

3:00 PM

**McFarland Municipal Center
Community Room**

AGENDA

You are invited to this meeting through a Zoom webinar. The Public is strongly encouraged to watch and participate in these meetings remotely through either the webinar or telephone options listed below.

PLEASE CLICK THE LINK BELOW TO JOIN THE ZOOM WEBINAR:

<https://us02web.zoom.us/j/84516857463>

Or by Telephone:

+1 (312) 626-6799

***Webinar ID:
84516857463***

1. CALL TO ORDER
2. PUBLIC APPEARANCES.
3. APPROVAL OF MINUTES.
 - a. Review and possible approval of the June 15, 2020 Landmarks Commission meeting minutes.
4. BUSINESS.
 - a. Discussion of potential future Landmark Commission projects and initiatives.
5. SCHEDULE NEXT MEETING DATE.
6. ADJOURNMENT.

This meeting notice constitutes an official meeting of the above referenced group and was posted in accordance with all applicable laws related to Open Meetings Law. It is possible that members of and possibly a quorum of members of other governmental bodies of the municipality may be in attendance at the above stated meeting to gather

information. No action will be taken by any governmental body at the above stated meeting other than the governmental body specifically referred to above in this notice. Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals. For additional information or to request this service, contact the McFarland Municipal Center at (608) 838-3153 or cassandra.suettinger@mcfarland.wi.us.

LANDMARKS COMMISSION

Working Draft Minutes

June 15, 2020

Members Present: Ron Larson, Gordon Kinder, Stephanie Brassington, Virginia Nichols

Members Absent: Kathy Krusiec

Staff Present: Andrew Bremer, Andrew Day, Karen Knoll

1. CALL TO ORDER

Brassington called the meeting to order at 6:15 p.m.

2. PUBLIC COMMENT –

Clair Utter – 5220 Rustling Oaks – Utter would like to see the needed listed maintenance from the Plan Commission meeting be taken care of on the property.

3. APPROVAL OF MINUTES

Review and possible approval of the May 18, 2020 Landmarks Commission meeting minutes.

Motion by Larson to approve the May 18, 2020 minutes, seconded by Nichols. Motion carried 4-0.

4. BUSINESS

- a. Approval of a Certificate of Appropriateness for 5915 Exchange Street Byrne's McFarland Tavern for an outdoor dining and consumption area.

Bremer summarized per the submitted Directors report Byrne's McFarland Tavern is looking to have a rear yard outdoor space for the consumption of beverages, which would include alcoholic. Similar to what other establishments in McFarland have done. They are going through all the proper meetings for approvals. As this request involves historic property, a Certificate of Appropriateness is required for approval. Per packet submission, Bremer reviewed Byrnes proposal including the site plan with Commissioners.

Byrne indicated per her conversation with the fence contractor she would like to request one change in her submission, to allow her to have a wrought iron gate at the fence entrance rather than solid wood due to it looking more attractive, and would allow the ability to see through it to be able to view the rear area.

Byrne reviewed the list of requested repairs, and where they are at in the process of making them.

Bremer reviewed with Commissioners the list of needed repairs to the property as indicated in the packets.

Kinder felt the repairs have been an ongoing process for years, and would like to see them corrected prior to any approval, along with the rear porch being in need of repair and cleaning along with the front door having a problem with not being level or handicapped accessible. Byrne reviewed where they are at in the process of repairing times, and she does understand the concern for the back porch being a smoking area, but feels part of the issue was due to former owners. She is moving forward with repairs to help to maintain the integrity of the building. Larson indicated he would prefer to see the shutters removed completely as they are not in character with the age of the building, but as that is not on the agenda this evening he would like to see a future meeting to review and discuss way the building could be improved to maintain the historical integrity. Larson wanted confirmation the current fence was to be removed and replaced with like materials, and same location, would it be grass in the rear area, and would the ground be level. Byrne confirmed yes the current fence would be removed and replaced with like fencing; she would like to request a change from the proposed grass to gravel in the outdoor area as it would be better use for the proposed area, and she would be willing to remove all of the shutters if Commissioners wished. She understood the rear deck area needed some cleaning and attention. Due to issues with the COVID-19 pandemic, she would like to get this area open by July 4, 2020. Byrne indicated she would be willing to meet again to discuss other aspects of the property. Commissioners indicated their approval to remove the shutters in a careful way, not to damage the building.

Bremer asked for confirmation from Byrne the following changes would be:

1. Red granite in place of sod in the rear area, but not in the tenant area.
2. Wood fencing to replace the current fence, and for the new area
3. Use of a wrought iron gate at the garage corner, and deck corner.

Byrne confirmed those are the changes she is looking at per her proposal.

Commissioners discussed the use of the garage and where tenants park, tenants park on the road or in the lot if available. Byrne's indicated the garage is used for people to store things. Kinder inquired about the width of the area to access per handicap requirements, as the vehicles often park close to the rear deck, and provide not enough room. Bremer concurred this is a valid concern, and this could be addressed by painting the stalls.

Bremer summarized the timeframe for meetings; Public Safety did approve this earlier.

Brassington moved to approve a Certificate of Appropriateness for 5915 Exchange Street Byrne's McFarland Tavern for an outdoor dining and consumption area with additional improvements described by Byrne as:

1. Replacing ground surface with a gravel material.

2. Replace all wood, proposed and existing fencing, with a 6' high wood fence as proposed.
3. Installation a black wrought iron gate.
4. Painting of parking stalls.

Larson seconded the motion. Motion carried 3-1 with Kinder voting nay.

5. SCHEDULING NEXT MEETING DATE

Bremer will discuss with Brassington potential meeting dates and possible agenda items.

6. ADJOURNMENT

Larson moved to adjourn, Kinder seconded the motion. Motion carried meeting adjourned at 6:55 p.m.

Working Draft



VILLAGE BOARD SUMMARY SHEET

MEETING DATE: Thursday, August 6, 2020

SECTION: Business

DEPARTMENT: Administration

CONTACT: Andrew Bremer, Comm & Eco Dev Director

AGENDA ITEM: Discussion of potential future Landmark Commission projects and initiatives.

PREVIOUS ACTION:

ISSUE SUMMARY:

At the conclusion of the June 15, 2020 meeting, commission members discussed scheduling a future meeting to discuss potential future projects and initiatives. This includes, but is not limited to:

1. Discussions about potential educational meetings with owners of historical properties,
2. Additional historic property designations, and
3. Funding support for rehabilitation of historical properties.

For informational purposes the packet includes the list of the 63 properties highlighted in the 1986 publication "Historic McFarland - A Walking Tour". 18 of these properties are designated as historic structures in accordance with the criteria listed in the Village's Historic Preservation Ordinance. Two of this 18 properties, along with two mound groups, are also state and nationally designated structures.

FINANCIAL/BUDGET IMPACT:

VILLAGE PLAN REFERENCE:

ORDINANCE REFERENCE:

[Chapter 62, Division 6. Historic Preservation](#)

BOARD, COMMISSION OR COMMITTEE RECOMMENDATION:

This agenda item is presented for discussion.

ATTACHMENTS:



1. Historic McFarland-address list_2019

HISTORIC MCFARLAND ADDRESS LISTING

All the properties are listed in the “Historic McFarland – A Walking Tour” prepared in 1986; however

Red indicates the March 21, 1991 Landmark Commission decision to designate eighteen (18) properties “Historic Structures in accordance to the criteria listed in the Historic Preservation Ordinance for the Village of McFarland.”

Blue –no file found *

5407 Bashford	5416 Main St.
5410 Bashford	5522 Main St.
5411 Bashford	5603 Main St.
	5606 Main St.
5306 Broadhead St. (NOT in AccessDane) *	5615 Main St.
5403 Broadhead St.	5702 Main St.
5508 Broadhead St.	5707 Main St.
5518 Broadhead St.	5710 Main St.
5810 Broadhead St.	5715 Main St.
	5802 Main St.
5915 Exchange St.	5803 Main St.
5923 Exchange St. (also on State & National Register)	5807 Main St. (IS in AccessDane) **
6003 Exchange St.	5819 Main St.
6007 Exchange St.	5902 Main St.
6009 Exchange St.	5910 Main St.
6016 Exchange St.	
6021 Exchange St.	6011 Merrill St.
6103 Exchange St.	5702 Milwaukee
6104 Exchange St.	5703 Milwaukee
6107 Exchange St.	5706 Milwaukee
6111 Exchange St.	5802 Milwaukee
6112 Exchange St.	5813 Milwaukee
6115 Exchange St. (IS in AccessDane) **	5817 Milwaukee
6116 Exchange St.	
6120 Exchange St.	5979 Siggelkow Rd. (added 6-24-19)
6123 Exchange St.	(also on State and National Register)
6128 Exchange St.	
6139 Exchange St.	5307 Sure Ave.
6142 Exchange St.	
6304 Exchange St.	5707 Wisconsin St.
	5710 Wisconsin St.
5302 Hough St.	5711 Wisconsin St.
5404 Hough St.	5714 Wisconsin St.
5406 Hough St.	
	National Register also includes
6114 Johnson St.	Siggelkow Park Mound Group and
6123 Johnson St.	Lewis Mound Group, address
	restricted

* [Note: 5304 Broadhead has 2 parcel numbers, so 5306 was probably razed]

** Per Marty, Building Inspector, if no permit has ever been ‘pulled’ then a file would not exist