

## LANDMARKS COMMISSION

### Minutes

**November 12, 2020**

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

**Members Absent:** Kathy Krusiec

**Staff Present:** Andrew Bremer, Stephanie Miller, Karen Knoll

1. CALL TO ORDER

Brassington called the meeting to order at 3:00 p.m.

2. PUBLIC APPEARANCES

None.

3. APPROVAL OF MINUTES

Review and possible approval of the August 6, 2020 Landmarks Commission meeting minutes.

Motion by Kinder to approve the August 6, 2020 minutes, seconded by Larson. Motion carried 4-0.

4. BUSINESS

- a. Review of correspondence to owners of historic properties.

Bremer indicated per the previous meeting discussion he sent out letters to 19 property owners to introduce himself, and to touch bases with them as they own a property on the historic properties list, what that entails, work they could potentially do to the property and to let them know there may be grants through the state available for work they may do on the property. Bremer included a sample of the letter in packets. One owner did respond to the letter. Commissioners discussed the property located at 5979 Siggelkow Road, potential uses for the property along with the current Comprehensive Plan, current and future zoning, and the historic status of the property.

- b. Discussion of potential future additional historic designations of properties.

Bremer summarized they previously discussed looking at other properties that are in the Historic McFarland – A Walking Tour publication, which were not locally designated historic properties under the Village's Zoning Code. Possibly looking at a sample of about six properties along with the rating system used from past years. Bremer reviewed possibilities for rating system, as that should be in place before reviewing any properties.

Bremer went over the standards for designation of properties as provided in packets along with what is required per code section 62-394. In 1990 there were two sets of ratings that were followed, along with what was required by code. The two sets appear to have been “historical significance” and “conditions and quality” of the property. Larson was able to provide copies of the rating sheets used when the original list of historical properties was put in place. Bremer and Larson reviewed with Commissioners, the scoring system used, cut off points and how it was used with the properties.

Bremer and Commissioners reviewed categories, possible changes and options for combining some of the items under each category, along with the possibility of properties, which were not on the list, which at this time may meet criteria. Bremer pointed out if something did not score high enough in 1990 to be locally designated, it may be unlikely that conditions have changed to rate of higher importance at this time. There is also the property at 5407 Broadhead Street, which is a garage and is on the walking tour, but was not listed on the local Historic Registry; there are no records as to why this property was not scored previously. Bremer indicated this could be one to focus on as it is on the walking tour.

Commissioners concurred with moving section #2 under section 1c. Along with doing a trial run on one property, then looking at properties that did not make the cut off previously. Larson indicated there was a “b” list and some properties were not included due to age, which possibly could be looked at this time. Larson felt there could be two approaches; one to look at properties in the walking tour that did not make the cut off in 1990, and properties which are not in the walking tour but since 1990, could be considered a local landmark. Larson indicated there are areas, which were not looked at such as Edwards Park and properties near the lake; the view was concentrated on what was the older original part of McFarland. There are more properties than those on the “b” list to be considered. Kinder suggested a historical marker where the old boardwalk used to be and the former original Beach house. Kinder felt having a few historical markers placed on the sites of some of the original important structures would be historically beneficial. Larson inquired if Indian mounds should be considered as local landmarks. Kinder indicated the Village is aware of where they are but the locations are kept less public for privacy and respect of the sites. Bremer noted there are two such sites already on the National Historic Register, but the addresses are restricted.

Bremer suggested revising the scoring and guidelines and apply that methodology to a smaller sample of properties. We could also take from the assessment records and look for properties that were constructed from 1920-1930, which would give a range of properties to potentially be considered or sampled. Bremer would like to review the past scoring sheets to see where the potential cut off was. When the scoring system is revised, we would know what the past cutoff was in the previous decision process. Bremer advised there will be some revisions, he will develop some guidelines, then have Commissioners review the changes before looking at any properties. They would likely not be rescoring properties that did not make the list, as the facts for the property have not changed. Commissioners concurred they do not need to go back and regrade properties that did not rate high enough in 1990.

Bremer summarized he will come up with a new one page sheet per the discussion, review the past ratings to look for the cutoff and see what properties he can come up with that are in the 1920 -1930 timeframe. Depending on how many, they may break that into a five-year span.

5. SCHEDULING NEXT MEETING DATE

TBD – possibly January 7, 2021 or February 4, 2021, Commissioners will be contacted to see if those dates work and if there would be a quorum.

6. ADJOURNMENT

Nichols moved to adjourn, Kinder seconded the motion. Motion carried meeting adjourned at 4:06 p.m.