

**HISTORICAL PRESERVATION COMMISSION
EDGERTON CITY HALL
12 ALBION STREET**

Monday, November 23, 2020 at 7:00 p.m.

REMOTE PARTICIPATION: To participate or view the meeting, please select the link to the meeting listed on the **calendar events** on the City website's home page at www.cityofedgerton.com.

1. Call to Order; Roll Call.
2. Confirmation of Meeting Notice Posted on Friday, November 20, 2020.
3. Approve October 21, 2020 Historical Preservation Commission Meeting Minutes.
4. Consider Certificate of Appropriateness for 1 W Fulton Street.
5. Public Comment.
6. Adjourn

cc: All Committee Members City Administrator
All Council Members
Department Heads Newspapers

NOTICE: If a person with a disability requires that the meeting be accessible or that materials at the meeting be in an accessible format, call the City Administrator's office at least 6 hours prior to the meeting to request adequate accommodations. Telephone: 884-3341

**OCTOBER 21, 2020 HISTORIC PRESERVATION COMMISSION
MEETING MINUTES
CITY OF EDGERTON**

Chairperson Paul Davis called the meeting to order at 6:34 p.m.

Commission members present were Patti Gullickson, Paul Davis, LeAnn Cantwell, and Carrie Larson. Sarah Braun attended by phone. Jonathon Frey arrived at 6:35 PM.

Also present was City Administrator Ramona Flanigan.

Flanigan confirmed the meeting agendas were properly posted on Friday October 16, 2020 at the Post Office, Edgerton Library and City Hall.

APPROVAL OF MINUTES: A Cantwell/Gullickson motion to approve the September 8, 2020 Historic Preservation Commission meeting minutes passed, all voted in favor.

A Davis/Frey motion to approve the October 12, 2020 Historic Preservation Commission meeting minutes passed, all voted in favor.

CONSIDER CERTIFICATE OF APPROPRIATENESS FOR 116 W FULTON ST: The owner of 116 W Fulton St (2 Brothers) is requesting approval to enclose the portion of the existing beer garden that currently has a partial roof. The proposal would put a window in the existing opening in the garden wall and a door in place of the existing gate on Fulton Street. Flanigan stated any modifications in the Historic Preservation District must be approved by the Chairperson or the Commission.

A Frey/Cantwell motion to approve the certificate of appropriateness for 116 W Fulton Street modifications passed, all voted in favor.

CONSIDER APPROVAL OF SIGN INSTALLATION AT DEPOT: The tenant of the Depot wishes to place a wall sign on the building with a light to illuminate it. The Historic Commission was asked to review the sign as the "property owner". Flanigan stated the sign is in accordance with the sign ordinance. The wall sign will be attached by chain or cable to the soffit without drilling into the masonry.

Frey was concerned with securing the sign to the wall and felt the proposed installation was appropriate for the building. He asked if the tenant – Edgerton Chamber of Commerce – needs to approve the request. Flanigan will make the tenant aware, but the lease states the owner "the City", approves the changes made to the building.

A Frey/Cantwell motion to approve the sign installation as shown in plan (see attached) at Depot passed on a 4-0 roll call vote. Sarah Braun abstained from the vote.

A Frey/Cantwell motion to adjourn passed, all voted in favor.

Ramona Flanigan/jas
City Administrator

Memo

To: Historic Preservation
From: Staff
Date: 11/19/2020
Re: November 23, 2020 Meeting

Application for a Certificate of Appropriateness for 1 W Fulton St: Please recall the Historic Commission issued a Certificate of Appropriateness for the replacement of 13 windows at 1 W Fulton Street with inoperable, custom built, single pane wood windows that match the appearance of the original windows.

The owner has also requested financial assistance from the Redevelopment Authority (RDA) for the project. Before deciding about the grant, the RDA requested the owner provide information on the installation of more energy efficient, operable windows that would be useful if the building were redeveloped or occupied.

The owner is now requesting the Historic Commission determine if the vinyl replacement windows such as the ones installed in the warehouses at 351 and 401 W Fulton Street or at Community Outreach would be acceptable to the Commission.

The owner communicated with the State Historic Society regarding the replacement windows. Below is the reply:

Does the grant allow you to repair all windows then add storm windows? I would recommend this method over replacement if possible. If replacement is absolutely necessary, I would make sure you have pictures of the historic windows. And make sure the windows match appearance, size, design, proportions, and profiles of the existing windows and should have clear glazing. I would also try to avoid vinyl windows.

You are allowed put in replacement windows, since you do not have an active tax credit project open. Depending on how the replacement windows look and what material they are made out of, it could affect your chances of receiving tax credits in the future. If you decide to participate in the tax credit program, it would most likely be taken to our Resource Evaluation Committee, who determines if there is enough historic integrity left on the building to still qualify for the tax credit program...

If the Commission issues a Certificate of Appropriateness for vinyl replacement windows, the Commission should require the windows be custom to best fill the openings (as they were with the warehouses on W Fulton St), use clear glazing if possible, and have grills that mimic the original windows.

