



## **MINUTES**

### **HISTORIC PRESERVATION COMMISSION TOWN OF BUENA VISTA, COLORADO**

**July 11, 2019**

**3:00 PM**

**Watershed  
410 E. Main Street**

#### **I. CALL TO ORDER**

Meeting called to order at 3:05pm.

#### **II. ROLL CALL**

Present: Katy Welter, Vic Kuklin, Suzy Kelly, Melanie Roth, John OBrien, Nancy Locke

Staff: Mark Doering

Public: Jo Reese, Amy Eckstein, Robert Best via phone

#### **III. APPROVAL OF AGENDA**

Suzy moves to approve Nancy seconds. Motion carries unanimously.

#### **IV. APPROVAL OF MINUTES – May 16, 2019**

Suzy moves to approve as amended Dan seconds. Motion carries unanimously.

#### **V. PUBLIC COMMENT**

Amy Eckstein provided comments and suggestions on the draft AG's. Her comments addressed 3.3.1 – town grid, 3.4 – views and building massing, 3.9 fencing and 3.10 parking. The commission thanked Amy for her thoughtful comments and time in addressing these issues.

#### **VI. BUSINESS ITEM**

##### **A. 430 Cedar Street possible demolition**

- a.** The commission conducted a phone call with Robert Best the owner of 430 Cedar. Robert discussed his plans to build three building on the lots at 430 Cedar Street which would be phased and require the demolition of the existing two historic structures.
- b.** The commission discussed their desire to preserve the structures if possible and made Robert aware that 85% of the surveyed town citizens are in favor of historic preservation, that there are less than 50 historic buildings east of the highway and that 5% of these historic buildings are being lost each year. In addition 430 Cedar is currently included in a detailed historic survey which has been funded by the state that will start next year and if locally landmarked the two buildings at 430 Cedar

- would be eligible for a 25% tax credit – if residential and 35% tax credit – if commercial.
- c. Chair Katy and Town Planner Mark explained Section 19-14 of the BV Municipal Code, which lays out a process for Town to give special consideration when reviewing permits to demolish buildings older than 50 years.
- B. Architectural Guideline Subcommittee**
- a. Guideline review of chapter 3
    - i. Dan led a page by page review of chapter 3 of the AG's with Katy contemporaneously editing the Word document. Changes were made to 3.3.1, 3.5.1, 3.5.2, 3.5.4, 3.8.1, 3.8.3, figure 3.4, 3.9.1, 3.9.3, 3.10.1, and 3.11.
    - ii. It was agreed to add a sketch to illustrate building massing, a different photo for acceptable landscaping and an example of an acceptable ADU.
    - iii. Dan made a motion to accept the changes discussed and John seconds. Katy recused herself from voting due to conflict of interest. Motion carried unanimously.
- C. Grants update**
- a. State Historical Fund
    - i. The town of Buena Vista was awarded the grant for the detailed historic survey. Survey to commence in 2020.
  - b. Colorado Historic Records Advisory Board Grant
    - i. The trustees approved the grant application that was submitted to the state. Expect to know results by end of July 2019.
- D. Upcoming training opportunities**
- a. Next History Colorado webinar training to be July 18<sup>th</sup> at noon.
- E. Next Meeting**
- a. Next meeting schedule for August 7th at 3:00 pm at Watershed.
- F. Adjournment**
- a. Meeting was adjourned at 5:45 pm

Respectfully Submitted:



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Katy Welter, Chair