



Historic Preservation Review Commission

**Regular Meeting Agenda
Tuesday February 21, 2023
City Hall, 1711 Miner Street
6:00 p.m.**

Call to Order

Roll Call

Approval of the Minutes of December 13th, 2022

Public Comments

Conflict of Interest

New Business

Update on Club Hotel

Update on the Jacobs House relocation

Strategic Plan

Adjournment

IN-PERSON AND REMOTE MEETING PUBLIC ATTENDANCE AND PARTICIPATION INSTRUCTIONS

The Public is able to view and hear this meeting remotely at the following address on the City's website:
<https://cityofidahosprings.colorado.gov/your-government/live-meetings-packets>

The Public is able to participate in person and remotely by utilizing the link below:
<https://us02web.zoom.us/j/87554198581?pwd=cDRtWkF5bHE1S25heFQyaWRsaFpMdz09>

Passcode: 528946

**RACHAEL TURRY
PATTI TYLER
MICHAEL DAVENPORT**

**SHANNON GLAZER
MADISON WOLFF
LISA MANIFOLD**

**HPRC
REGULAR MEETING
December 13, 2022**

The HPRC of the City of Idaho Springs held a remote regular meeting on December 13, 2022. Chair Manifold called the meeting to order at 6:05 p.m.

Answering the roll were: Michael Davenport, Shannon Glazer, Rachael Tury and Lisa Manifold and Madison Wolff. Also present were Kris and Tim Hoehn, Community Development Planner Jerad Chipman, City Administrator Andrew Marsh and Deputy City Clerk Wonder Martell and Assistant City Attorney Nick Klein. Board member Tyler was absent for this meeting.

APPROVAL OF MINUTES

Board member Tury moved to approve minutes of November 08, 2022. Board member Davenport seconded followed by an all-in favor voice vote.

CONFLICT OF INTEREST

Chair Manifold wanted to fully disclose that she sits on the “Friends of the Library Board” and questioned if there was a conflict of interest for her because of this fact. Assistant City Attorney Nick Klein advised chair Manifold that it was ok for her to vote on this as Friends Of The Library is a non-profit.

PUBLIC COMMENT

No one signed up for virtual public comment.

NEW BUSINESS

Landscape and Building Improvement Plans at the Carnegie Library located at 219 14th Avenue – COA Amendment Regarding a Guardrail Substitution. City Planner Mr. Chipman advised the board that the plan set for the library was approved in September but there has been a significant cost savings found with changing the guardrail design. Kris and Tim Hoehn stated that the guardrail will have steel bars to criss cross and riveted connections. The Hoehn’s reminded the board that when the bids came back, the general contractor that was chosen, offered a credit with an alternative guardrail design with woven wire, 10 gage steel pattern and muttons to mimic the look of the windows. The Hoehn’s think that this is a good substitution, and they are seeking the board’s approval of this change. City Planner Mr. Chipman stated that he looked thru the guidelines to try to find something specific to guardrails and he was not successful, a guardrail is required per the building code as the elevation is over 30” and for safety. This design stays with the history of the building.

BOARD QUESTIONS

Board member Tury asked staff what the History of Colorado says about this change and Mr. Chipman advised Ms. Tury that at the time of the packet creation, staff had not heard back from them, but at the time of the meeting the state did advise staff that they were ok with this change. Board member Glazer asked Mr. Chipman if these changes were just on the west or all windows. Mr. Chipman advised Ms. Glazer that this wouldn’t be on the windows, but the new guardrail design was made to look like the window design. Chair Manifold asked staff if there would be further bids sought after this change? Kris Hoehn stated that they received 3 bids and Spectrum came back the lowest on one plan set and in the middle of the other plan set and they offered the credit for the guardrail change. Mr. Chipman advised the board that they were hoping that this would be the last step prior to starting the project, so no rebidding planned. Chair Manifold asked what the timeline to begin this project is, and Kris Hoehn replied with they hope to begin in the spring of 2023, and Mr. Chipman agreed that spring is a good time because of

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the climate at the time. City Administrator Andrew Marsh brought to the boards attention that planning staff is creating a report to take this to council at the January 9th, 2023 meeting for council approval. Chair Manifold asked if there were any more questions and was about to end the meeting on the new business and Mr. Davenport suggested that she open the discussion part of the process prior to closing the new business.

DISCUSSION

Chair Manifold asked Mr. Davenport if there was anything he would like to discuss. Mr. Davenport suggested that it would be worthwhile to expand the list of small project changes and that this type of change should have been administratively. Chair Manifold disagreed with Mr. Davenports suggestion stating that the list should remain to keep the changes open to the public in the form of a meeting. Mr. Davenport then suggested to staff that future staff reports should include proposed findings in the motion as it would be helpful to the record and to the board. MR. Chipman agreed and stated that staff does the same thing sometimes for Planning Commission. Mr. Chipman also mentioned to the board that he would like to make a formal introduction of the newly appointed board member, Madison Wolff. Mr. Chipman asked Ms. Wolff to give a brief introduction to the board to introduce herself. The board warmly welcomed Ms. Wolff to the HRPC.

MOTION

Board Member Tury moved to approve the Landscape and Building Improvement Plan at the Carnegie Library located at 219 14th Avenue Idaho Springs, CO 80452 and to amend the COA regarding the guardrail substitution. Board member Glazer seconded followed by an all-in favor roll call vote.

ADJOURN

Chair Manifold adjourned the meeting at 6:24 pm.