

**MINUTES  
CITY OF AMES  
HISTORIC PRESERVATION COMMISSION**

Date: April 9, 2018	*Kim Hanna, Chairperson	2019
	Peter Hallock	2018
Call to Order: 6:01 PM	Lisa Hovis	2018
	Ted Grevstad-Nordbrock, Vice Chair	2019
Place: Ames City Hall Council Chambers	Edith Hunter	2020
	Barry Snell	2020
Adjournment: 6:41 PM	Susan Minks	2021
	[*Absent]	

CALL TO ORDER: Ray Anderson, Planner, called the meeting to order at 6:01 PM. A motion was made to appoint a temporary Chairperson for tonight's meeting.

MOTION: (Snell/Hovis) to nominate Peter Hallock as temporary Chairperson. Peter Hallock accepted.

MOTION PASSED: (6-0)

APPROVAL OF AGENDA:

MOTION: (Snell/Hovis) to approve the Agenda for the meeting of April 9, 2018.

*MOTION PASSED: (6-0)*

APPROVAL OF THE MINUTES OF THE MEETING OF MARCH 12, 2018:

MOTION: (Minks/Grevstad-Nordbrock) to approve the Minutes of the meeting of March 12, 2018.

*MOTION PASSED: (6-0)*

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PUBLIC FORUM: There were no public comments.

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**CERTIFICATE OF APPROPRIATENESS FOR 320 9<sup>TH</sup> STREET (GARAGE DEMOLITION/ALTERATION)**

Eloise Sahlstrom, Planner, mentioned that this item is for a Certificate of Appropriateness for a garage. The property is a one-story house with a detached garage. Both the house and the garage are listed as contributing structures in the 2003 Site inventory. She noted that staff had a significant discussion regarding the repairs needed and felt this is more of an alteration and partial demolition. The alternation is significant as the owner is needing to replace the north and south walls due to extensive deterioration and the owner is also wanting to put a new asphalt roof on the structure.

The garage is a one bay, 297 square foot frame garage, 16.5' wide X 18' deep, at one point in time it was 15' deep but was extended at some point but no record as to when. The applicant is also proposing to put in a concrete foundation under the structure as the structure is leaning.

Ms. Sahlstrom noted that the garage is non-conforming due to its placement on the lot per the Zoning code and it does not meet the current setbacks. Extensive siding repair is needed due to rotted wood on both the north and south walls.

The window on the west wall needs repair due to rotten wood. The window on the north wall (similar in dimension) has been replaced with plexiglass. The applicant is to retain and preserve the character-defining materials in accordance with Design Guideline and Design Criteria including the siding, corner trim, windows and window trim, gable roof, and 8/12 pitch.

The 2003 National Register Survey identified the architectural style of the house as "Queen Anne" however the house is lacking in ornamental detail.

Ms. Sahlstrom briefly reviewed all the attachments that were included in the report.

Jim Wilcox, 320 9<sup>th</sup> Street, stated he has been looking for a while to find someone to help fix the garage and has had a hard time finding someone that doesn't want to demolish it but did finally find someone. He stated that it is brick sitting on the ground that they built on top which is why it is sagging and in need of repair.

Ms. Hovis stated she wanted to commend the applicant for wanting to keep as many materials as possible.

MOTION: (Hovis/Grevstad-Nordbrock) The Historic Preservation Commission can issue a Certificate of Appropriateness to allow the proposed garage alteration to replace north and south walls and asphalt roof for the house at 320 9<sup>th</sup> Street, if the Commission finds that the project, as proposed by the applicant, complies with all relevant Design Guidelines in Section 31.13(13) and Design Criteria of Section 31.14(1) (b) of the Ames Municipal Code.

MOTION PASSED: (6-0)

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#### **CERTIFICATE OF APPROPRIATENESS FOR 320 9<sup>TH</sup> STREET (CONSTRUCT PORCH)**

Eloise Sahlstrom, Planner, noted that this is the same property that was just discussed. She mentioned that on the Sanborn maps it shows there was a porch at one time and in the 2003 inventory it was noted the property had an unusual roof, as it has hip roof and front gable but the front gable is not centered. The applicant looked at putting an entire porch along the entire front but would not look right but wants to do a porch that is 7' X 38' but shifting the porch so it would be center with the front gable, page 15 on the report shows a sketch of what is being proposed. Staff feels what the applicant is proposing is attractive and fits the theme of the house and neighborhood.

Ms. Sahlstrom stated that the house is only 16 feet from the property line, the current setback is 25 feet and with the construction of a porch this would further reduce the setback however, there is a provision in the Zoning Ordinance that allows an exception for reconstruction of historically accurate structures as a Minor Area Modification. A Minor Area Modification will allow the reduction of front, rear, and side yard setbacks without limit for reconstruction of historically accurate structures. Ms. Sahlstrom stated that if the Commission approves the Certificate of Appropriateness the applicant would next go to the Zoning Board of Adjustment to get approval for the Minor Area Modification.

The applicant will make the porch out of wood, concrete piers, the skirt would have painted lattice, and old brick trim around the concrete piers to match the foundation of the house. The balustrade would have some shape to it that would conform more to the "Queen Anne" architectural style.

Jim Wilcox, 320 9<sup>th</sup> Street, stated that after the last snow storm some of the loose brick fell off and really needs to do something. The current porch has cement poured over brick and is cracking and is afraid the other side is going to fall.

Mr. Grevstad-Nordbrock asked if the gable in the front was an addition or original. Mr. Wilcox stated that is probably original from what he can see in the attic. Mr. Hallock stated that from they have been shown the recommended design will look very attractive on the house.

MOTION: (Grevstad-Nordbrock/Snell) The Historic Preservation Commission can issue a Certificate of Appropriateness to allow the proposed new construction of a front porch at 320 9<sup>th</sup> Street, if the Commission finds that the project, as proposed by the applicant, complies with all relevant Design Guidelines in Section 31.13(13) and Design Criteria of Section 31.14(1) (b) of the Ames Municipal Code with the condition that a Minor Area Modification must be approved by the Zoning Board of Adjustment.

MOTION PASSED: (6-0)

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## **ELECTION OF OFFICERS**

Barry Snell nominated Kim Hanna to continue as Chairperson of the Historic Preservation Commission. Hanna accepted the nomination prior to this meeting by email.

MOTION: (Snell/Grevstad-Nordbrock) to approve the nomination and election of Kim Hanna as Chairperson of the Historic Preservation Commission.

*MOTION PASSED: (6-0)*

Edith Hunter nominated Ted Grevstad-Nordbrock as Vice Chairperson of the Historic Preservation Commission. Grevstad-Nordbrock accepted the nomination.

MOTION: (Hunter/Minks) to approve the nomination and election of Ted Grevstad-Nordbrock as Vice Chairperson of the Historic Preservation Commission.

*MOTION PASSED: (6-0)*

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## **DISCUSSION OF EDUCATIONAL/TRAINING OPPORTUNITIES**

Ray Anderson, Planner stated each Commission member should have received the information about the conference in Des Moines, IA. He stated the NAPC (National Alliance of Preservation Commissions) Forum would be a great national conference to attend. Mr. Anderson stated it would be a great opportunity to learn more about preservation, hear some National speakers, and connect with other preservation members. The early registration runs from April 1 until the end of May. Anyone that is interested in going please let Amy Colwell know.

Mr. Anderson asked the Commission if there were any other ideas for training or educational opportunities as the fiscal year will end in June 2018. Mr. Grevstad-Nordbrock asked if possible to not have anything done during the summer in order to allow ISU students to attend and would be able to reach more people.

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COMMISSION COMMENTS: Susan Minks, new Commission member introduced herself and gave a little background history. Each Commission member introduced themselves and told a little bit about themselves.

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STAFF COMMENTS: Mr. Anderson stated still has not heard anything about the National Nomination for downtown. Mr. Anderson stated that there is another Certificate of Appropriateness coming up at the next meeting. Ms. Sahlstrom stated that she will be doing the report but will be at a conference so Kelly Diekmann, Planning Director will be presenting. Mr. Anderson stated he will be unavailable until around June.

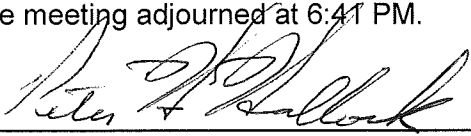
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MOTION TO ADJOURN:

MOTION: (Snell/Grevstad-Nordbrock) to adjourn the meeting.

MOTION PASSED: (6-0)

The meeting adjourned at 6:41 PM.



Peter Hallock, Temporary Chairperson  
Historic Preservation Commission



Amy L. Colwell, Recording Secretary  
Department of Planning & Housing