



MINUTES
HISTORIC PRESERVATION COMMISSION - REGULAR SESSION
THURSDAY, JUNE 20, 2024, 5:00 PM

The Historic Preservation Commission convened in regular session at 5:02 PM, June 20, 2024. Chair Greg Koos called the meeting to order.

Roll Call

Attendee Name	Title	Status
Paul Scharnett	Commission Vice Chair	Present
Dawn Peters	Commissioner	Present (arrived at 5:04 PM)
Sarah Lindenbaum	Commissioner	Absent
John Elterich	Commissioner	Present
Emma Meyer	Commissioner	Present
Mark Adams	Commissioner	Present
Greg Koos	Commission Chair	Present

City Staff present included Jon Branham, City Planner.

Public Comment

No public comment was presented.

Consent Agenda

Items listed on the Consent Agenda are approved with one motion; Items pulled from the Consent Agenda for discussion are listed and voted on separately.

Commissioner Elterich made a motion, seconded by Commissioner Peters, to approve the consent agenda as presented.

AYES: Scharnett; Peters; Elterich; Meyer; Adams

ABSTAIN: Koos

Motion passed viva voce (5-0).

Item 4.A. Review and approval of the minutes of the May 15, 2024, regular meeting of the Bloomington Historic Preservation Commission.

Regular Agenda

Before the Regular Agenda proceeded, there was a discussion among Commissioners regarding emphasis on obtaining second bids for grant projects.

The following item was presented:

Item 5.A. **BHP-20-24** - Consideration, and action on a request submitted by Jim Neeley for a **Certificate of Appropriateness** for fence installation, on the property at 33 Sunset Road, PIN 14-34-402-016.

Mr. Branham presented the staff report with a recommendation for approval. He outlined the fence material and noted the proposed location of the fence in the rear yard was similar to the fence located on the property directly to the east. He noted the fence would also need to meet zoning requirements.

Vice Chair Sharnett inquired if there was an impact to any of the significant landscaping at the property.

Jim Neeley (33 Sunset Road), Applicant, further described the specific location of the proposed fence and stated it would not affect any landscaping of note. He added no vegetation would be affected.

Chair Koos stated he was comfortable with the proposal.

Commissioner Elterich made a motion, seconded by Commissioner Peters, to approve the scope of work and request for a Certificate of Appropriateness, as submitted by Jim Neeley, for fence installation, on the property at 33 Sunset Road, as submitted.

Roll call.

AYES: Sharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.B. **BHP-21-24** - Consideration, and action on a request submitted by Clinton & Nicole Fuller for a **Certificate of Appropriateness** for gutter, soffit and fascia repair and restoration, porch removal, and painting on the property at 1102 E. Jefferson Street, PIN 21-03-326-001.

Mr. Branham presented the staff report with a recommendation for approval.

Vice Chair Sharnett inquired if additional details about the project could be relayed.

Clinton Fuller (1102 E. Jefferson Street), Applicant, stated it was challenging to obtain bids for the project. He highlighted the history of the property. He described the current conditions and project details. He stated the porch requested to be removed was non-original to the house as well as the door to access it. He stated the scalloped cedar siding would be replaced and matched. He identified the painting color scheme.

The Commission discussed aspects of the project, including the details of the gutters and downspouts and how they would be repaired.

The Commission inquired about the current roof at the residence. Mr. Fuller stated the roof was completed last year without a permit or Certificate of Appropriateness.

The Commission noted it would be important to match all existing items as closely as possible.

Vice Chair Scharnett made a motion, seconded by Commissioner Elterich, to approve the scope of work and request for a Certificate of Appropriateness, as submitted by Clinton & Nicloe Fuller, for gutter, soffit and fascia repair and restoration, porch removal, and painting, on the property at 1102 E. Jefferson Street, as submitted.

Roll call.

AYES: Sharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.C. **BHP-22-24** - Consideration, and action on a request submitted by Clinton & Nicole Fuller for a **Funk Grant** in the amount of \$15,000.00, for gutter, soffit and fascia repair and restoration, porch removal, and painting, on the property at 1102 E. Jefferson Street, PIN 21-03-326-001.

Mr. Branham stated the project met the criteria and noted that if the Commission chose to award the maximum amount, the total would be \$15,000.00. Commissioner Peters noted that only one bid was provided.

Vice Chair Scharnett made a motion, seconded by Commissioner Elterich, to establish findings that the project is eligible and to approve the request for a Funk Grant in the amount of up to \$15,000.00 for gutter, soffit and fascia repair and restoration, porch removal, and painting, on the property at 1102 E. Jefferson Street.

Roll call.

AYES: Sharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.D. **BHP-23-24** - Consideration, and action on a request submitted by Patricia Morin for a **Certificate of Appropriateness** for chimney and roof repair and restoration, on the property at 1405 N. Clinton Boulevard, PIN 14-33-479-008.

Mr. Branham presented the staff report with a recommendation for approval. He stated the Applicant was not present but available via phone, if needed.

Vice Chair Scharnett commented on the metal cricket by the chimney and the water shed around it. He stated it should be flashed and counter flashed. He added that trim materials should match existing colors.

Commissioner Elterich made a motion, seconded by Commissioner Lindenbaum, to approve the scope of work and request for a Certificate of Appropriateness, as submitted by Patricia Morin, for chimney and roof repair and restoration, on the property at 1405 N. Clinton Boulevard, with the condition that the metal cricket by the chimney and the water shed around should be

flashed and counter flashed and that trim materials should match existing colors.

Roll call.

AYES: Sharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.E. **BHP-24-24** - Consideration, and action on a request submitted by Patricia Morin for a **Funk Grant** in the amount of \$15,000.00, for chimney and roof repair and restoration on the property at 1405 N. Clinton Boulevard, PIN 14-33-479-008.

Mr. Branham stated the project met the criteria and noted that if the Commission chose to award the maximum amount, the total would be \$15,000.00. Commissioner Peters noted that essentially only one bid was provided.

Commissioner Peters made a motion, seconded by Commissioner Elterich, to establish findings that the project is eligible and to approve the request for a Funk Grant in the amount of up to \$15,000.00 for chimney repair and restoration on the property at 1405 N. Clinton Boulevard.

Roll call.

AYES: Scharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.F. **BHP-25-24** - Consideration, and action on a request submitted by Joe Strano for a **Certificate of Appropriateness** for porch repair and restoration, and painting, on the property at 2 White Place, PIN 14-33-480-024.

Mr. Branham presented the staff report with a recommendation for approval.

Joe Strano (2 White Place), Applicant, provided additional background on the project. He described details of the existing porch ceiling and roof. He reviewed the proposed windows which would enclose the porch area. He stated he did not have documentation on the old roof. He stated they contacted three other contractors for bids without success.

Brad Williams, contractor, provided further details on project.

The Commission discussed the project, including proposed materials and ventilation, and whether the project would create a false sense of history. There was some consideration of separating portions of the project that were more additive in nature.

Commissioner Elterich made a motion, seconded by Commissioner Peters, to approve the scope of work and request for a Certificate of Appropriateness, as submitted by Joe Strano, for porch repair and restoration, and painting, on the property at 2 White Place, as submitted.

Roll call.

AYES: Scharnett; Peters; Elterich; Meyer; Adams; Koos

MEETING MINUTES

HISTORIC PRESERVATION COMMISSION – REGULAR SESSION

THURSDAY, JUNE 20, 2024, 5:00 PM

Motion passed (6-0).

The following item was presented:

Item 5.G. **BHP-26-24** - Consideration, and action on a request submitted by Joe Strano for a **Funk Grant** in the amount of \$7,500.00, for porch repair and restoration, and painting, on the property at 2 White Place, PIN 14-33-480-024.

Mr. Branham stated the project met the criteria and noted that if the Commission chose to award the amount requested is \$7,500.00.

Commissioner Adams made a motion, seconded by Commissioner Elterich, to establish findings that the project is eligible and to approve the request for a Funk Grant in the amount of up to \$7,500.00 for porch repair and restoration, and painting, on the property at 2 White Place.

Roll call.

AYES: Peters; Elterich; Meyer; Adams

NAYES: Sharnett; Koos

Motion passed (4-2).

The following item was presented:

Item 5.H. **BHP-27-24** - Consideration, and action on a request submitted by Lori McCormick for a **Certificate of Appropriateness** for painting and trim restoration, on the property at 4 White Place, PIN 14-33-480-023.

Mr. Branham presented the staff report with a recommendation for approval.

Lori McCormick (4 White Place), Applicant, provided additional information on the project. She described the current issues affecting the windows.

Vice Chair Scharnett inquired about the potential causes of the water damage. Ms. McCormick stated she was not sure but there was not damage on the inside of the structure. It was noted that the former owner had not maintained plantings around the windows for several years.

Commissioner Peters made a motion, seconded by Commissioner Elterich, to approve the scope of work and request for a Certificate of Appropriateness, as submitted by Lori McCormick, for painting and trim restoration, on the property at 4 White Place, with the condition that further investigation is undertaken to examine the cause of the water damage.

Roll call.

AYES: Sharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The following item was presented:

Item 5.I. **BHP-28-24** - Consideration, and action on a request submitted by Lori McCormick for a **Funk Grant** in the amount of \$2,910.00, for painting and trim restoration, on the property at 4 White Place, PIN 14-33-480-023.

Mr. Branham stated the project met the criteria and noted the amount would be to not exceed \$2,910.00.

Commissioner Peters made a motion, seconded by Commissioner Adams, to establish findings that the project is eligible and to approve the request for a Funk Grant in the amount of up to \$2,910.00 for painting and trim restoration on the property at 4 White Place.

Roll call.

AYES: Scharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

New Business

Commissioner Peters inquired if the permit history for the roof replacement at 1102 E. Jefferson Street could be reviewed by staff.

Vice Chair Scharnett expressed concerns with artificial intelligence as it relates to historic architecture and images. He shared a website with the Commission to illustrate possibilities.

Adjournment

Commissioner Meyer made a motion, seconded by Vice Chair Scharnett, to adjourn the meeting.

Roll call.

AYES: Scharnett; Peters; Elterich; Meyer; Adams; Koos

Motion passed (6-0).

The Meeting Adjourned at 7:08PM.

CITY OF BLOOMINGTON



Greg Koos, Chair



Jon Branham, Staff Liaison