

Washington Historic Preservation Commission Meeting
Council Chambers of City Hall
405 Jefferson Street
Washington, Missouri 63090

Tuesday, February 16, 2016 at 6:00 PM

Minutes

Present

Bryan Bogue, Chairman
Carolyn Witt
Rick Hopp
Jamie Holtmeier
Andrew Clary
Bridgette Kelch, Advisory
Joe Holtmeier, City Council Liaison
Josh Brinker, City Council Liaison
Walter Meyer, City Council Liaison
John McCreery, Building Official
Anthony "Sal" Maniaci, City Planner

Absent

Steve Strubberg, Vice-Chairman
Danielle Grotewiel

Approval of Minutes from November 16, 2015 and notes from January 19, 2016: Bryan Bogue inquired if everyone had a chance to review the minutes and notes. Carolyn Witt made a motion to approve the minutes and Jamie Holtmeier seconded the motion. A vote was taken and unanimously approved.

New Business

Bryan Bogue introduced and welcomed our new commission member Andrew Clary and our new City Planner, Sal Maniaci.

1. Missouri Preservation Conference Report

Bryan Bogue said Jill Straatmann was required to write a report for her attendance to the 2015 Missouri Preservation Conference. She has emailed it out to us and also made each of us a disc with all of the training materials from the conference. Everyone should have their own copy. If anyone has any questions about the report or the information just let her know.

Jill Straatmann said the disc has a lot of great information on it including all of the information for all of the sessions.

2. Amtrak Passenger Depot Name Suggestion

Bryan Bogue said all of this is new to him tonight so he asked Carolyn Witt for some background information.

Carolyn Witt said this first came up at a Core Restructuring Meeting when Bill Miller suggested that we name our train depot in honor of Harry S. Truman and have signage appropriate to that. The general consensus was that there already is a train station named after him in his hometown of Independence, Missouri so it was dropped because there wasn't a lot of support for this. There was then an editorial in the newspaper and it was brought up at a city council meeting. The city council then referred it to us.

Bridgette Kelch said we did discuss it last month and there is already a train station named after him along the same train route as ours. We didn't have a quorum last month but the consensus was we should just let this one go.

Rick Hopp said he would be in agreement with that. For one it would confuse people and if we did decide to name it after someone it should be someone who has made a contribution to this community, our founding fathers or someone like that, not Harry Truman.

After some discussion the commission decided to leave it as it is.

Jamie Holtmeier made a motion that we just keep the name of the Washington Train Depot as it is because there is no need to name it after Harry Truman.

Carolyn Witt seconded the motion. A vote was taken and unanimously approved.

Bryan Bogue said we will forward our opinion and vote on to the City Council.

3. International Shoe Factory District Survey

Bridgette Kelch said we received the official letter that we were approved for grant funds to survey the district. Michelle Diedrich from the State Historic Preservation Office is actually going to be in town tomorrow to walk the survey area. She wants to keep it to about two hundred properties. The city will then decide if they are going to use city staff or get a consultant to do the work.

Sal Maniaci said this isn't directly related to the Shoe Factory District but some of our boundary lines in our existing districts do not line up with the parcels as they should. We have some that go around a building only and not the entire parcel. Sal said he spoke to our City Attorney Mark Piontek about readjusting the boundaries and he said it would have to go before the Planning and Zoning Commission and the City Council. I thought that if we are creating a new district we could look at adjusting the current boundaries and do them all at once so we can get both of them on the same agenda.

Bridgette Kelch confirmed that this is just something we do at the city level and there is no cost.

Sal Maniaci said that is correct. We just need to make a list of where the boundaries are going to change and since it is redistricting it does have to go through that process. If that is something that we want to do we will make the list and the maps and send it on to the state.

Old Business

1. Education

Bridgette Kelch said for an educational item we will watch a couple of videos per month. The National Trust has put out some YouTube videos. This month's videos are National Register Guide Episodes 1 and 2, Basics and the Function of the National Register of Historic Places. After the videos the commission discussed some of its content.

Carolyn Witt suggested we use some of our funding to mark our local districts like they do in Kirkwood.

Bridgette Kelch said two of our districts are already marked. There is one sign at Main and Elm Streets and one at Cedar and West Third Streets. Those are very nice signs. They have photos on them.

Bryan Bogue said he agrees. Most people have no idea where our historic districts are. That is a great thought.

Bridgette Kelch said that the training we are hosting at the end of the month was possible from a grant that Downtown Washington had applied for through the City of Washington. The city is actually the applicant. We are getting an outstanding turnout. So far we have about twenty five people signed up from all over. We have attendees from Lexington, Liberty, Moberly, St. Louis City and University City so we are getting quite a mixture of people coming. The state really liked the lineup of educational sessions so they gave us extra grant money to hire a videographer. Bridgette said it would be really nice if we had a lot of us commissioners attend since we are sponsoring it. It will be held on February 26-27, 2016. Bridgette added that we are also heavily planning the Main Street Conference that we will host in July. It promises to be a great place to showcase all of the projects we have done. We are responsible for four off site educational trips. Three of them are in Washington and one is in New Haven. In New Haven they will be touring the Walt Theatre and all of the buildings they have done in their downtown. In Washington the tours are Upstairs Downtown, Let's Work Together and Government or Non-profits Being the Developer. Bridgette went over some of the details of the tours.

Joe Holtmeier said that American in Bloom will be in full swing at that time too. The judges usually visit around the end of July.

2. Curb Appeal Award

Carolyn Witt said we will wait until spring.

3. Creating New History Award

Carolyn Witt said she is still waiting for Andy Unerstall to get back with her. He wanted to take some aerial photographs for the article.

4. The Jasper House at 320 Lafayette Street, Property Restrictions

Bridgette Kelch said Jim Briggs requested a copy of the property restrictions that we approved. He also knows that we have it in our official minutes too so Jill Straatmann emailed those to him today.

5. Budget Report

Bryan Bogue said there are no changes to the budget this month.

6. Informational Plaques for Historic Buildings

Bryan Bogue said we have received our last order of plaques and those are ready to be hung. Jill Straatmann and Marc Houseman put together a sheet of the next block of buildings on Elm Street that we need to research. This is helpful because some of them we questioned whether they were historically significant or not. As we spread out away from the immediate downtown the research becomes a bit more difficult. With some of these buildings the addresses are separate but the history will be combined. Bryan asked if there is any property that we wouldn't want to put a plaque on.

Bridgette Kelch said she understand why Marc Houseman wouldn't want to put a plaque on the Schroeder's Pharmacy building. It's been a pharmacy for a very long time but the new façade came about in the 1940's after it burned but it does look really different from the original one.

Bryan Bogue said he would agree with that as well. Bryan asked what everyone thought about building 8 (223-225 Elm Street).

Bridgette Kelch thinks that was a fill in. She said if she had to guess from the black brick on the bottom she would think it was built in the 1940's or 1950's. We can check the tax records to find out the age.

Bryan Bogue said he thinks that could probably be removed from the list. We should just research all of these to find out their history.

Bridgette Kelch said it is fun to do the research. Marc Houseman basically gives you a how to in the research room at the museum and it is fun to climb back to see what these buildings were.

Bryan Bogue said you come across a lot of things that have nothing to do with this that are just fun to know.

Jamie Holtmeier asked when the deadline is.

Jill Straatmann said ideally they have to be researched, approved by property owners, ordered, installed and in the newspaper by the end of September to be in the FY2016 annual report.

Bryan Bogue said they do need to be ordered early so we can get them in and hung and have the photos taken for the newspaper. All of this does take time.

Jamie Holtmeier said she will have some time off in the summer so she could possibly do a couple of them.

Carolyn Witt said we should try to schedule another Sunday.

Bridgette Kelch said Sundays are really good because there are extra researchers there like Rick Narup and he is really good. Marc Houseman knows where to look and he will help too.

Bryan Bogue said if anyone wants to pick a certain property just let Jill Straatmann know. We could have a sub-committee or study group so the next time we do research it is easier to do. Bryan said he thinks this would be a great idea. From year to year it is hard to remember all of the resources that they have. Next month we can talk about who might be interested because this is something that will continue in the future.

2013 Plaques

1. 323 West Main Street, **Washington Laundry Inc.** (Chamber of Commerce), will install after renovations are complete
2. 401/403 West Main Street, (commercial address) **Hibbeler Building**
77 Cedar Street (residential address) ready for photo

2014 Plaques

1. 8 West Second Street, **The Theatre Verein**, ready for photo
2. 10 West Second Street, **Schnier Building**, (Dr. Radetic's Office) ready for installation
3. 18 West Second Street, **Huppert Building**, (Unnerstall & Unnerstall CPA), ready for installation
4. 211 High Street, **City Auditorium**-need approval from city

2015 Plaques

1. 103 Elm Street, **Laumann-Ernst Building**, (BFA), need owner approval
2. 106 Elm Street, **Commercial Hotel Addition** (Bah Yarns/114 Elm Street, northern section of Cowan's Restaurant (one building) ready to install
3. 111 Elm Street, **Trentmann Building** (was Altemueller Hallmark) need owner approval
4. 113 Elm Street, **Beckmann Building**, (United Mutual) ready to install
5. 114 Elm Street, **Dickbrader Hardware**, (Cowan's Restaurant main entrance) ready to install
6. 120 Elm Street, **Washington Bakery** (was Three Ladies on the Corner) ready to install

2016 Plaques

1. 200 Elm Street (Not Just Cut and Dried)
2. 214 Elm Street (Executive Building) per Marc was Nieberg Vitt Furniture 1927
3. 216 Elm Street (Bubba's) install plaque on this part of building
218 Elm Street (Digital By Design) addition to 216
220 Elm Street (Assist to Sell) addition to 216 and 2018 Elm Street
4. 224 Elm Street (Waypoint Christian Counseling Services)
5. 211 Elm Street (Four Seasons Florist) per Marc was Otto and Company second location
6. 217/219 Elm Street (Office Supply & Equipment) per Marc was Washington Citizen Newspaper
7. 223/225 Elm Street (vacant) possibly a fill in, may remove from list
8. 227 Elm Street (Old Dutch)

7. Conferences

Bryan Bogue said Bridgette Kelch covered most of the conferences under education.

Bridgette Kelch added that the National Main Street conference will be in May in Milwaukee, Wisconsin. Bridgette said if you're interested in attending just let her know.

Bryan Bogue added that there is also some training in Webster Groves on March 2, 2016 at 7:00 PM. The details are in the email that Jill Straatmann sent us.

Other Business

Bryan Bogue said he would love to remain on the committee but that as busy as he is right now he would like to resign as chairman. Bryan said he has spoken to several people about this and Steve Strubberg, our vice-chair is not interested. Carolyn Witt did express an interest. Bryan asked if anyone else was interested.

Jamie Holtmeier made a motion to nominate Carolyn Witt to be our new chairman.

Andrew Clary seconded the motion. A vote was taken and unanimously approved.

Bryan Bogue thanked Carolyn Witt for taking over the responsibility.

Joe Holtmeier thanked Bryan Bogue for all of the time he has put into this commission.

Bryan Bogue said he has enjoyed being chairman but doesn't think that he has the time right now to put into it. We have had some ideas in the past and some things that need to be explored and he feels that he hasn't been able to do that.

Carolyn Witt made a motion to adjourn and Rick Hopp seconded the motion. A vote was taken and unanimously approved. The meeting of the Washington Historic Preservation Commission ended at 6:45 PM.

The next scheduled meeting of the Washington Historic Preservation Commission will be held Monday, March 21, 2016 at 6:00 PM in the Council Chambers of City Hall.