

WATERLOO HISTORIC PRESERVATION COMMISSION MINUTES
REGULAR MEETING – May 16, 2023– 4:30 P.M.
The meeting was held in the Mollenhoff Room at City Hall

Chairperson Gilbert called the regular meeting of the City of Waterloo Historic Preservation Commission to order at 4:30 p.m.

Commission Members present were: Ed Ottesen, Hector Salamanca Arroyo, Cole Weliver, Susan Price, Jared Hottle, Ivan Valtchev, and Mathew Gilbert.

Commission Member(s) absent were: Nick Hedrick and Terry Stevens

Others present were: Noel Anderson, Aric Schroeder, and Lexi Blank – Planning Staff; Ed Gallagher – Grout Museum Liaison, Wayne Castle – Engineering Staff

Approval of Agenda

Motion made by Price, seconded by Valtchev to approve the agenda of the May 16, 2023 regular meeting. Motion carried unanimously.

Approval of Minutes

Motion made by Valtchev, seconded by Salamanca Arroyo to approve the minutes of the April 18, 2023 regular meeting. Motion carried unanimously.

Oral Presentations

No Report

Hearings

1. Request by the City of Waterloo for a Certificate of Economic Hardship to demo a house at 207 Lafayette Street.

Schroeder gave a summary of the request and went over discussions he had with interested parties. Planning staff noted they can have discussions with JSA about giving access to salvage some trim pieces for other projects. Gallagher asked if the tree in the front of the home will be removed with the home. Schroeder confirmed the tree will likely be removed due to it being a safety concern to neighboring properties. Ottesen questioned what the process to demo a house is and how long it can take. Schroeder noted it depends on the property and the case. The process starts with acquisition of the property. Then a review by multiple city staff to evaluate whether it can be saved. If it is determined the property cannot be saved, then asbestos testing and abatement is done and a demo is bid out to contractors. Valtchev and Gilbert were concerned that the Hannah-Jones family may still want to rehab the home but the approval of a demo will make it so they don't have a chance. Anderson noted they could add a condition with a waiting period to allow the Hannah-Jones family to be contacted again about the property.

Price made a motion to approve the request by the City of Waterloo for a Certificate of Economic Hardship to demo a house at 207 Lafayette Street with the condition that there is a

60 day waiting period from now to contact the Hannah-Jones family. The motion carried unanimously, with Gilbert and Valtchev abstaining.

Building Consultation

1. Locally designate 722 Water Street

Schroeder and Blank explained that Jamie Knutson, City Engineer, wanted to ensure the local designation approval was not contingent on the deck continuing to stay on the property. The deck is placed on the levee and has been approved by the Army Corps of Engineers, but may need repairs at some point which could cause the deck to be removed. The commission stated the deck is too new to be a part of the local designation. They are more concerned about the north side of the building and the replacement of the windows. It was determined that no additional action was required.

2. Park Avenue Historic Bridge Markers Discussion

Castle explained the Park Avenue historic bridge markers project and asked for opinions on ways to interactively remember the historic bridge. Gilbert noted he appreciated the design of the signage keeping with the Prairie Pathways signs and with the implementation of photos from different time periods. Ottesen mentioned he would like to see a longer sign to mimic the shape of the bridge and he would like to see some part of the haunches incorporated into the design. Valtchev and Ottesen volunteered to come up with some sketches to present to Castle at the June Historic Preservation Commission meeting.

Reports

1. **Main Street**

Ottesen mentioned there were about 100 people who attended Tour De Loo. He also stated there may be an opportunity to include some of the 2024 Award Winners in Tour De Loo next year, as an effort to combine the two events.

2. **Silos and Smokestacks.**

No Report

3. **Grout Museum**

Gallagher enjoyed the Historic Preservation Awards Banquet at the Grout Museum. Harry Truman's grandson will be presenting at the Grout on May 17th, 2023. There will be a Garden Tour on June 17, 2023 and the Historic Homes Tour will be August 26th, 2023.

4. **Project Update**

Gilbert noted Tom has been in contact with him about his family history and survey forms. Charles Pearson's name was given as a recommendation for continued research for the Civil Rights Markers project. Salamanca Arroyo mentioned adding West High School to the Thomas Zahn and Consultants project. Blank mentioned it may be too late to add this to their project, but

it would be a good project for any future grant application. Gilbert advised cost research should be done for the plaque project of West High School.

5. Highland

Weliver mentioned 46 garden plots have been designated in the neighborhood and 60 trees have been planted in the right of way.

6. Walnut

Valtchev stated the neighborhood will be planting marigolds this weekend. Neighborhood cleanup day will be next weekend. The neighborhood is excited for the National Night Out in the fall.

Discussion Items/Possible Action Items

1. HPC Awards Banquet

Blank mentioned everyone did a great job at the Awards Banquet. We should start getting back into having educational presentations at the library since COVID no longer restricts social gatherings.

2. School Art Project 2023

No Report

3. Main Street Waterloo Collaboration

No Report

4. Other Collaborations

No Report

5. City-Owned Properties and Demo List

Valtchev expressed his concern for the condition of the Dunsmore House. Schroeder noted a work session with the City Council could be set up to discuss the structure. It can also be discussed more at the June Historic Preservation Commission meeting. Schroeder noted that the foundation is in very poor condition, and if something is not done soon, it could turn into an emergency safety issue, as the building is very close to the road and sidewalk. Anderson noted that there were funds available to put towards the building, but Council previously denied a request to utilize them, as they did not want to put money into the building unless there was an identified use for the building.

6. Maps

No Report

7. Goals and Action Plans

No Report

Discussion Items:

No Discussion

Design Guidelines:

No Report

Adjournment

Chairperson Gilbert adjourned the meeting at 5:45 p.m.

Respectfully submitted,



Lexi Blank
Planner I