

City of Allegan
HISTORIC DISTRICT COMMISSION
Griswold Auditorium – 401 Hubbard Street, Allegan MI 49010

HDC MEETING MINUTES
Monday, October 7, 2013
DRAFT

Regular Historic District Commission meeting:

1. Call to Order by Chairman Detweiler at 7:00

2. Attendance

Present: Gene Detweiler, Nancy Ingalsbee, Owen Hunt, Kathy Cassady, Peter Savage, John Pahl, and Jill Bentley

Also Present: Patrick Hudson-Historic District Administrator

3. Agenda

MOTION: by Owen Hunt to approve the agenda as presented. Second by Peter Savage. Motion approved 7-0

4. Minutes

Minutes for September 3, 2013 – correction noted that Shawn Gavan had resigned and was not present. MOTION by Nancy Ingalsbee to accept the minutes as corrected, second by Kathy Cassady. Approved 7-0

5. Public Comment

Owen Hunt wanted to applaud Pete Antkoviak for his work on restoring the house at 240 Monroe.

6. New Business

1) 106 Locust Street (Randy Sneller, representing the owner)

Sneller noted that the application is for "Hathaway Cottage & Gifts"

He described the sign and said that it would be vinyl composition

Hunt said the application was not clear on the location

Sneller said that it would be on a bracket above the shingle awning

MOTION: by Peter Savage to approve the application as presented 2nd by Nancy Ingalsbee. Motion approved 7-0

2) 206 Race Street (Tracy Morse, owner)

Morse described the shed indicating the two options and the location as well as the option to paint or not to paint

Discussion on the two styles of shed and the fact that it would not be readily visible from the street. Size is 10' x 16'

MOTION: by Nancy Ingalsbee to approve the application as submitted for the "wood lofted barn-style shed" . Second by Owen Hunt. Motion carried 7-0.

3) 222 Cutler Street (Cory Krotz, owner)

Krotz explained that he is requesting a 12' x 12' shed behind the house to be used for storing motorcycles. The door will face the street.

Detweiler asked if the wood would be painted to match the house but also noted that the building will be behind the house and the land slopes down.

Bentley asked for the height of the shed

Krotz said it would be 10'

MOTION by Kathy Cassady to approve the shed as presented in the application. Second by Nancy Ingalsbee. Approved 7-0

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7. Old Business

None

8. Additional New Business

Court Ordered Repairs:

319 Pine

Discussion on the original steps on this house

Marcie Behm, neighbor reported that it was concrete faced with brick. (red, wire-cut brick)

MOTION: by Nancy Ingalsbee to return the steps to their original condition - concrete with brick facing. Second by Owen Hunt. Motion approved 7-0

507 Monroe

John Pahl said that the front house 319 Pine had been owned by the Lounsbury family and that John remembered this house being built for the grandmother. It only has a couple of rooms and was intended for just one person.

Discussion on what the City Building Department needs. Most of the commissioners were concerned that it had become a nuisance and as long as it remained on the same lot as 319 Pine it would not be maintained. Several felt it should be demolished.

MOTION: by Owen Hunt to replace the roof, strip the paint properly (not using high pressure water) undercoat and repaint, restore the windows and doors including the basement windows, and repair the foundation. The front and rear porches are not historical and can be removed. The interior must be brought up to code as well. Second by Peter Savage. Motion approved 7-0.

Behms and Hudson asked if the windows could be temporarily sealed with plywood because of a stench.

Discussion on time limit.

MOTION: by Ingalsbee to allow the temporary sealing of the windows for no more than 90 days. Second by Cassidy. Motion passed 7-0.

More discussion.

MOTION: by Nancy Ingalsbee that if warranted to require the city to demolish this house. Second by Jill Bentley. Motion carried 7-0.

9. Education

Discussion about the commercial restoration workshop that was offered in Kalamazoo.

10. Staff Comments

1) Property Maintenance Code enforcement status

Hudson updated the commission on status.

2) Support for Certified Local Government grant application

Hudson explained the two-part proposal to bring the Allegan State Bank building into the Historic District as a contributing structure by expanding the definition to include Mid-Century Modern architecture, which is now over 50 years old.

Discussion on aspects of the project and expected final outcome.

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Ingalsbee said that she would be opposed to more subsidized housing the downtown.

Discussion on limits of the HDC authority

MOTION: by Nancy Ingalsbee to support the CLG grant application to study the inclusion of Mid-Century Modern architecture as contributing resources in the Old Town Historic District conditional upon there not being any subsidized housing.

Second by Jill Bentley.

Discussion and the Motion was withdrawn.

MOTION: by Nancy Ingalsbee to support the CLG grant application to study the inclusion of Mid-Century Modern architecture as contributing resources in the Old Town Historic District. Second by Jill Bentley.

Motion approved 7-0.

11. Commission Comments

Nancy Ingalsbee applauded the hard work of Marcie & Kieth Behm in making the "Hidden Allegan" event a success. Great job and turned out to be a significant fund raiser for the Theatre. Over 300 people attended.

Behm – we heard a lot of doctors say they want upstairs offices in the downtown.

12. Adjournment

MOTION: by Owen Hunt for adjournment, 2nd Kathy Cassady.
Approved 7-0 @ 8:57 PM

Respectfully Submitted:

Patrick Hudson, Historic District Administrator

The minutes of this meeting will be available at City Hal, 112 Locust Street, Allegan MI 49010 (269) 673-5511