

**BOARD OF HISTORIC PRESERVATION COMMISSIONERS
MINUTES**

Regular Meeting:

Tuesday:

July 21, 2015:

The Regular Meeting of the Board of Historic Preservation Commissioners of the City of Fargo, North Dakota, was held in the City Commission Room at City Hall at 8:00 o'clock a.m., Tuesday, July 21, 2015.

The Historic Preservation Commissioners present or absent were as follows:

Present: Andrew Nielsen, Michael Burns, Christine Kloubec, Heather Fischer,
Paul Gleye

Absent: Dirk Ockhardt, Mike Hahn

Chair Burns called the meeting to order and welcomed Members to the meeting.

Item 1: Minutes: Regular Meeting of May 19, 2015

Ms. Kloubec moved the minutes of the May 19, 2015 Historic Preservation Commission meeting be approved. Second by Mr. Gleye. All Members present voted aye and the motion was declared carried.

Item 2: HOD Review – 1108 7th Avenue South (Rehab or Demo) – Chas A Roberts: CONTINUED TO AUGUST 18, 2015

Chair Burns stated this item is being continued to the August 18, 2015 meeting as the applicant is not present.

2) HOD Review – 366 7th Avenue South (Garage) - Island Park: APPROVED WITH CONDITIONS

Assistant Planner Dawn Mayo introduced the proposed project for the construction of a new garage.

Contractor Shaun Reynolds, The Garage Guys, Inc., gave a brief summary of the project, including the design of the garage and the materials to be used.

Discussion was held regarding the proposed roof pitch of the garage in relation to the roof pitch of the house, as well as the aesthetics of the garage which included the proposed double-wide garage door versus installation of two separate, single-stall garage doors.

Ms. Kloubec moved to approve the project as presented.

The motion failed for lack of a second.

Mr. Nielsen moved to approve the garage request at 366 7th Avenue South, with the condition the garage has either the appearance of two individual garage doors; or there is the actual division of the larger garage door into two individual garage doors. Second by Ms. Fischer. All Members present voted aye and the motion was declared carried.

Item 3: Presentation on Mickelson Levee Extension flood protection project and proposed removal of four houses in the Oak Grove Historic District

Ms. Mayo introduced the proposed project stating the Board needs to review this project as part of the Section 106 Review. She stated the Army Corps of Engineers has been working with the City of Fargo Engineering Department to develop a levee in this area. Upon their review, they feel there would be a direct adverse physical effect and minor to major indirect visual effects on some of the properties within the Oak Grove Residential Historic District which include: 16, 18, 24, and 26 North Terrace North.

Dustin Dale, Project Engineer with Advanced Engineering and Environmental Services (AE2S), gave a brief summary of the proposed flood protection project.

Discussion among Members focused on the salvage of architectural items within the proposed houses to be demolished. Mr. Dale stated Habitat for Humanity could possibly walk through these houses before demolition to identify salvageable materials and items. Ms. Mayo stated she will check into arranging a possible walk-thru, with the Historic Preservation Commission Members present, for their input on historic/salvageable items prior to demolition.

Ms. Kloubec moved the Fargo Historic Preservation Commission finds that the proposed Mickelson Levee will have adverse effect to the four historic properties slated for demolition, and further moves that the City of Fargo, Army Corps of Engineers, Fargo Historic Preservation Commission, and the North Dakota State Historic Preservation Office work together on a Memorandum of Agreement to mitigate the adverse effects. Second by Mr. Gleye. All Members present voted aye and the motion was declared carried.

Item 4: Other Business

In regard to past projects, concerns were discussed in relation to garage and house roof pitches not being equivalent to each other. In response, Ms. Mayo stated this item could be brought to the Land Development Code Task Force for review.

Members also discussed the benefits of applicants providing samples of materials to be used for the proposed projects, such as shingles, siding, etc., to the Board for their review.

Item 5: Liaison Reports

Ms. Fischer gave an update on items from the July 16, 2015 Board of Adjustment meeting.

Mr. Gleye stated a request to move a house located at 1322 Elm Street North in Fargo to Lots 13-19, Block 7, Hector's Addition (located at 57 11th Avenue North) was denied at the June 3, 2015 House Moving Board meeting.

Item 6: Next Meeting – August 18, 2015

Mr. Gleye moved the meeting be adjourned. Second by Mr. Nielsen. All Members present voted aye and the motion was declared carried.

The time at adjournment was 9:02 a.m.