

**CITY OF EXCELSIOR SPRINGS
HISTORIC PRESERVATION COMMISSION
MINUTES OF MEETING**

April 14, 2010, 4 p.m. Hall of Waters, 201 E. Broadway, City Council Chambers

Item 1. Call to Order/Roll Call.

PRESENT: Betty Bissell, Sonya Morgan, Jim Bowman, Nile Brown and Earl McElwee

OTHERS PRESENT: Councilman Jim Nelson Larry Murry, Building Official; Nick Pappas, Planning & Zoning Director and Kathy Twitchell; secretary to the Commission

ABSENT: Darryl Coutts

VISITORS: No visitors.

Chairman Nile Brown called the meeting to order at 4:02 p.m. A quorum was present.

Item 2. Amendment of Agenda

Commissioner Morgan motioned to table Item 6. New Business ii. COA-606 S. Marietta. Commissioner Bissell seconded. The motion carried.

Item 3. Approval of Minutes, March 24, 2010

Commissioner Morgan requested the March 24, 2010 minutes be changed to reflect thirty (30) contributing properties within the Elms District NOT thirty (30) non-contributing.

Commissioner Bissell verified the public meeting would be the fourth Wednesday in April which would be April 28.

Commissioner Morgan motioned to approve the March 24, 2010 minutes with noted change. Commissioner McElwee seconded. The motion carried.

Item 4. Public Comments

No public comments.

Item 5. Old Business

Historic Preservation informational public meeting

Nick Pappas reminded the Commissioners that the Historic Preservation public meeting would be held on April 28th at the Hall of Waters water bar. Bill Hart with Missouri Preservation in Jefferson City will be the guest speaker. Mr. Hart will cover The Benefits of Becoming a Historic District. Nick Pappas is working on an informational packet for residents of both the Boarding House and Elms District.

Item 6. New Business

COA-Hall of Waters Terrace Project

Nick Pappas provided copies of the plans for renovating the Hall of Waters Terrace. Susan Richards Johnson sent the plans to the State Historic Preservation Office for review. On the west Terrace an ADA accessible ramp would be added. Pictures of the handrails that will be added were provided also. The Commissioners requested to go outside and view the plans from in front of the building.

The Commissioners viewed the handrail to be replaced and the location of the ADA ramp. The preserve monument markers would be kept in place. Commissioner McElwee requested the corner cap that would be removed be placed on the east side wall, on Broadway, where the corner cap needs repaired. Landscaping would be removed and replaced once construction is complete.

Several of the Commissioners inquired if the ramp was a requirement for the grant and if it was necessary. The Commissioners felt the current ramp was sufficient. Nick Pappas left the meeting to make a call to the office of Susan Richards Johnson. When he returned he informed the Commissioners the ramp was not required but was requested by City Manager, Dave Haugland and the previous Planning & Zoning Director, Frank Davis. The Commissioners discussed other options such as a ADA entrance ramp on the sidewalk on Broadway. Concerns were expressed as to the expense of the proposed ramp. Nick Pappas stated the timeframe for approval of the plans, acceptance of bids and start of work were in a very tight and short timeframe. The grant could be in jeopardy with any delays. Commissioner Morgan suggested voting separately on the following: design for interior elevation, design of handrail on west elevation and the design.

Commissioner Morgan motioned to approve the design of the handrail on the west elevation. Commissioner Bissell seconded. The motion carried.

Commissioner Morgan motioned to approve the design for interior elevation. Commissioner Bissell seconded. The motion carried.

Commissioner McElwee motioned to approve the design for the construction on the

exterior with a recommendation that council reconsider putting in the ADA ramp. Commissioner Bowman seconded. The motion carried.

ii) COA-606 S. Marietta

Agenda amended to table item.

Item 7. Other Business

Staff Comments-Nick Pappas

No staff comments.

Correspondence

Commissioner Morgan stated Jo Ann Radetic sent an email today with a link for sources for assistance the state is making available from each department. The document is one hundred and eight pages and is a very valuable tool. There was also a development with a senate bill and house bill that is threatening the Historic Preservation Tax Credit Program for the state. Information was sent via email.

Item 8. Comments from Commissioners/Chairperson

Commissioner McElwee stated he did not want to sidetrack our work and his intent is not to hold up any project.

Commissioner Bowman stated he wants to see the walls fixed and the building used to its potential.

Commissioner Brown requested that information on the agenda be delivered in a more timely manner.

Item 9. Adjourn

Commissioner Morgan motioned to adjourn the meeting. Commissioner Bissell seconded. The motion passed. Chairman Brown announced the meeting was adjourned at 5:00 p.m.

**The next regular meeting of the Commission is scheduled for 4:00 pm.,
Wednesday, May 12, 2010, Hall of Waters, 201 East Broadway, Excelsior
Springs, Missouri, in the Council Chambers.**

Minutes prepared by Kathy Twitchell, Secretary to the Commission.

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