

CITY OF ST. CLOUD HERITAGE PRESERVATION COMMISSION

Tuesday, February 27, 2018
4:00 p.m.
City Hall Council Chambers

ROLL CALL:

Members Present: Peter Fandel, Ann Marie Johnson, Mark Lenaghan, Mark Muniz and Betsy Rakotz
Members Absent: Eric Cheever, Emil Radaich and Sam Ross
Staff Present: Jim Flaaen and Ashley Skaggs

APPROVAL OF MINUTES FROM THE NOVEMBER 28, 2017 HPC MEETING

ACTION TAKEN: Approved (4-0)

ELECTION OF OFFICERS

ACTION TAKEN: Approved (4-0)

The following slate of officers was unanimously approved:

<u>Chair</u>	<u>Vice Chair</u>	<u>Secretary</u>
Peter Fandel	Mark Lenaghan	Ann Marie Johnson

HAP-2018-03 / 33 Highbanks Pl S

ACTION TAKEN: Rakotz/Lenaghan/Approved (4-0)
Overhang - Johnson/Rakotz/Denied (0-4)

Flaaen explained a request to replace siding on the house, install new shutters, construct a new overhang above the front entrance, install two new storm doors and replace all gutters. Staff has no issue with the request to replace the shutters, replace the gutters, and install new storm doors and would typically elect to approve such requests administratively. Additionally, staff sees no issue with the front door overhang as it mimics the architectural details currently above the front door and provides depth and dimension to the front façade. However, the applicants have proposed to replace the existing wood siding with LP SmartSide siding. The upper half of the home will be sided with shakes while the lower half sided with traditional horizontal siding. Staff feels that the modification to the siding represents a significant change to the building façade and thus forwarded the request to the HPC for consideration. Although staff originally recommended denial, the position has softened after learning of the applicants' efforts to restore the current wood siding.

Applicants Brian and Katie Virnig stated that they initiated bids to repaint the current siding but were advised against it as the current siding is not repairable in a way that would be cost effective. The siding has been repainted several times and was not properly prepared each time. Rakotz asked about replacing the siding with cedar. The applicants stated that they received bids from three different companies, and each advised against cedar due to the increased cost and maintenance. Fandel stated he would prefer all of one style or the other on the front of the house. Lenaghan asked the applicants if they had a preference. The applicants stated their preference for using all shakes.

Rakotz asked for more detailed information regarding the proposed front door overhang. The applicants agreed to return with a more detailed plan for the overhang. Rakotz made a motion to approve the LP SmartSide shake siding in white color, along with the request to replace the gutters,

shutters, and two storm doors. The motion was seconded by Lenaghan and carried unanimously. Johnson made a motion to approve the request for the new overhang. The motion was seconded by Rakotz and failed unanimously.

ADMINISTRATIVE HAP APPROVALS / PRESERVATION UPDATE

ACTION TAKEN: None

Flaen reviewed a list of recent approvals.

ADJOURNMENT

ACTION TAKEN: Meeting adjourned at 4:58 p.m.