

STATEMENT OF VISION

Lafayette's panoramic view of the Rocky Mountains inspires our view into the future. We value our heritage, our unique neighborhoods, a vibrant economy and active life-styles. We envision a future that mixes small town livability with balanced growth and superior technologies.

November 4, 2013
6:30 p.m.
City Hall Council Chambers
1290 S. Public Road
AGENDA

- I. Call to Order/Roll Call
- II. Old Business / New Business
- III. Items from the Public
- IV. Minutes of the October 7, 2013 Meeting
- V. Topic for Discussion
 - A. 10021 W. Baseline Road Discuss Options
 - **B. Rail Road Bridge Pilings on Coal Creek**
 - C. Interview Historic Preservation Board Candidate Anthony Viers
 - D. Plans for Salvaged Materials
 - **E. Old Town Design Guidelines**
 - F. 125th Anniversary
- **VI.** Public Comments
- VII. Adjournment (8:00 p.m.)

Lafayette Historic Preservation Board Meeting Minutes 1290 S. Public Road

October 7, 2013

Present:

Rebecca Schwendler Karen Lloyd Jessica Lowery Emmy Brouillette

Karen Westover, Staff Liaison

Call to Order

The meeting was called to order at 6:30 p.m. by Chair Schwendler.

Old Business/Other Business

Board member Schwendler stated that the Homes for the Holiday was not going to occur this year and the Board discussed how perhaps something could be organized for the 125th anniversary. Board member Lloyd described her talking points for the upcoming Planning Commission hearing on the Comprehensive Plan. It was noted that a sign on Simpson Street says "Historic District". The Board hoped that Board member Dowling could coordinate with Lois Waneka to reschedule the Waneka Farm tour.

Items from the Public

None.

Minutes of the September 16, 2013 Meeting

Board member Lloyd moved to approve the September 16, 2013 minutes, seconded by Board member Brouillette. Motion passed unanimously.

Topics For Discussion

Report on 600 East Simpson Street Project

Rachel Hanson, owner of the Lafayette House, updated the Board on the progress and discoveries of the siding project. She presented a dress from the 1920's that was found between the floor boards and may have been used as a rag because it had plaster on it. Several photos of the project were shared with the Board along with wall paper samples and square nails. Ms. Hanson talked about some of the previous uses of the building such as the Pillar of Fire School and a duplex. The Board thanked Ms. Hanson for coming and sharing her findings.

10021 W Baseline Road Discuss Options

Stephen Preston shared a display that had Di Giacomo family photos and family history. He noted that there is a plaque inside the Indian Peaks Golf Course club house that thanks the Beauprez and Piszek families for the dedication of the golf course and perhaps a plaque could be installed at the club house recognizing the Di Giacomo family.

David Ware, President and CEO of McStain Neighborhoods, reported that the Homeowners Association did not have a problem naming the small park to the northeast Di Giacomo Park and that McStain was willing to contribute to the cost of the plaque. Next steps are to prepare plaque design, obtain a quote for the plaque, talk to the golf course staff about placement of the plaque, and determine who is paying for the plaque and installation.

The Board suggested salvaging any materials from the house before it is demolished. Mr. Preston requested the Board shorten the stay on the demolition permit to October 16th. Board member Lowrey moved to amend the stay on the demolition permit to end on October 16, 2013, subject to continued conversations with Mr. Preston and McStain on ways to memorialize the Di Giacomo family history with a resolution no later than January 31, 2014, seconded by Board member Lloyd, motion passed unanimously.

Plans for Salvaged Materials

The Board discussed some ideas for the materials that have been salvaged from 307 E. Simpson Street and 401 E. Geneseo Street. The Board outlined some ideas that consist of distributing the materials exclusively within Lafayette, raising funds to help the Board pursue some of their goals, re-using the material in commercial redevelopment projects and a combination of all ideas. The Board agreed to come to the next meeting to discuss and prioritize the objectives of this project and to have an idea on the dollar value of the material.

Old Town Design Guidelines

The Board reviewed photos of houses in Old Town and noted they liked the detached secondary unit, additions in scale with the original house, street trees, detached sidewalks, front yard setbacks, front porches, and how a house transitions in height starting with a one-story and moving to a two-story as it moves away from the street. Some of the elements that the Board disliked were traditional tract homes with a dominate garage in front, two different types of siding and style between the original house and the addition, non-symmetrical windows, vinyl material and houses taller than the adjacent house. The Board discussed taking two or three items from the guidelines and making them code requirements. The Board agreed to continue to take photos and discuss this item at the next meeting.

Public Comments

Board member Lowery asked if there was a decision on the Board's budget request. Staff member Westover reported that the budget is due for final approval on October 17th and that it includes \$3,000 for public education / outreach.

Adjourn

Board member Lowery moved, seconded by Board member Schwendler, to adjourn. Motion passed unanimously. Meeting adjourned at 8:10 pm.

ATTEST:	CITY OF LAFAYETTE, COLORADO
	Dahasa Cahusa dan Chain
Karen Westover, Liaison	Rebecca Schwendler, Chair
Historic Preservation Board	Historic Preservation Board



COMMUNITY DEVELOPMENT DEPARTMENT

To: Historic Preservation Board

From: Karen Westover Date: October 28, 2013

Subject: November 4, 2013, Agenda Items

- **A.** <u>10021 W. Baseline Road Discuss Options</u> I have made contact with the Golf Course staff about installing a plaque at the entrance to the club house and am waiting to hear back. I hope to have information in time to report at the meeting. It is my understanding that Mr. Preston and Mr. Ware are working on a plaque design and cost estimate.
- B. Rail Road Bridge Pilings on Coal Creek. The Coal Creek Trail suffered severe damage during the flood last month. Jeff Moline, Open Space Superintendent, is currently working to repair the trail. Due to bank erosion, the trail is going to need to move to the north. On the south side of the trail, west of the Public Road trailhead, are four wood posts (pilings) that once supported the railroad tracks across the creek. These pilings are the only known remnant of the railroad crossing the creek. Mr. Moline has concerns that the rail road bridge pilings are in the way of the trail relocation which may create safety concerns for the trail. Mr. Moline is planning to attend the Board meeting to express his concerns, talk about the possibility of removing the pilings and explore other possible ways to mark where the railroad crossed Coal Creek.
- **C.** <u>Interview with Anthony Viers</u> In response to the Board vacancy announcement, the City received one application. I will forward separately his resume and letter of interest along with interview questions.
- **D.** <u>Plans for Salvaged Material</u> Board member Jencks was able to visit the storage units and view the material. He is planning to report at the meeting.
- **E.** Old Town Design Guidelines The Board agreed to continue to review examples of houses in the Old Town area. At the previous meeting Board member Lowery had noted support for the following guidelines:
 - MAINTAIN THE ESTBLISHED RELATIONSHIP AND HIERARCHY OF PUBLIC AND PRIVATE SPACE on page 12
 - FORM, MASSING AND SCALE on pages 14 & 15
 - ROOFS on page 16

In addition to porches, material and openings.

Below is the section of the existing code that seems to give new construction an advantage for vacant (or scraped) lot. Rather than applying the required 20'

front yard setback the house may be closer to the street if the two adjacent houses are closer to the street.

Sec. 26-14-6. Yard requirements.

- (g) On a vacant lot bordered on two (2) sides by previously constructed legal nonconforming buildings which do not meet the required front yard setback for the district, the required front yard setback for the vacant lot shall be established as the average front yard setback of the two (2) adjacent buildings. Where a vacant lot is bordered on only one (1) side by a previously constructed legal nonconforming building which does not meet the required front yard setback for the district, the required front yard setback for the vacant lot shall be established as the average front yard setback of the adjacent building and the minimum front yard setback for the district.
- **F.** <u>125th Anniversary</u> The 125th anniversary is currently planned to be a week long celebration starting with a kick-off on the last Art Night Out on Friday September 19th to Saturday September 27, 2014. The Board has previously discussed several ideas such as:
 - Walking Tours
 - Cemetery Tour
 - Wear costumes from early 20th century period
 - Re-enactment of the Long Strike and/or other Labor movements
 - Parade / floats
 - Tug a War
 - Traditional Recipes contest
 - Canning Contest
 - Best Bloom
 - Olde Time Baseball

The Board agreed to create a list of 5 things and focus on those ideas.

