



MINUTES

PUBLIC MEETING

Twin Falls Historic Preservation Committee
April 15, 2013 1:00 PM
City Council Chambers
305 3rd Avenue East Twin Falls, ID 83301

HISTORIC PRESERVATION COMMITTEE MEMBERS

Sonia Alexander Darrell Buffaloe Jenni Geilman Ryan Horsley Norm Tilley Randall Watson Debbie Latten
Vice-Chairman **Chairman**

PRESENT: Alexander, Buffaloe, Geilman, Horsley, Watson, Tilley

ABSENT: Latten

CITY COUNCIL LIAISON PRESENT: Hall

CITY STAFF PRESENT: Strickland, Weeks

I. CALL MEETING TO ORDER:

Chairman Watson verified a quorum and began the meeting at 1:00 pm and introduced staff.

II. CONSENT CALENDAR:

1. Approval of Minutes from the following meeting(s): **March 18, 2013**

MOTION:

Commissioner Horsley made a motion to approve the consent calendar, as presented. Commissioner Tilley seconded the motion.

UNANIMOUSLY APPROVED

III. ITEMS FOR DISCUSSION:

1. Presentation on proposed Grant for Lincoln Street Light Poles-Wendy Rice
 - Wendy Rice stated she lives at 147 Lincoln Street and that she owns the property next door to her home which is a rental. She has been talking with the neighbors in the area about the light poles along the street that are in disrepair and has been researching to find a possible Grant that could be applied for to assist in having them restored. The Grant she is looking at is through the Idaho Community Foundation, they prefer that it be administered by a municipality. It would be best to have the project meet the city guidelines. The Grant is open May 1, 2013 and closes in July. She is open to any suggestions of other grants that may work for this type of project and is here to ask for the Historic Preservation Commissions' support.
 - Commissioner Alexander stated she is excited to hear that the people on this street are willing to try and get the lights repaired.
 - Commissioner Horsley asked if the grant has to be submitted by this Commission.
 - Ms. Rice stated that she would be willing to write the grant, they will be asking who would be administering the grant money, and it would be best if the City could be the administering body.
 - Dennis Bowyer, 156 Lincoln Street, a neighbor of Ms. Rice stated he is in support of this project and he is willing to assist her in her efforts. He is familiar with the grant she wants to apply for, and that it would need to be a governing body that administers the grant money.
 - Ms. Rice stated she wanted to talk to the Commission prior to applying for the grant.
 - Commissioner Buffaloe stated that if there is a grant approval and the better they appear their might be some community support for the project. He is in support of this grant 100%.
 - Council Liaison Hall stated to progress through the process it would be recommended that this information be presented to the City Manager/City Council as confirmation that the City would be willing to manage the grant.

MOTION:

Commissioner Horsley made a motion to have City Staff begin working with Ms. Rice to assist her in seeking a grant for the lights on Lincoln Street. Commissioner Alexander seconded the motion. All members present voted in favor of the motion.

2. Certificate of Appropriateness-Red's Trading Post Ryan Horsley
 - Commissioner Horsley stated that there was a Coke Sprite Boy Sign located on the back of the Magic Glass Building. He has come into ownership of the sign and would like to have it cleaned up and sealed with a protective coating and post it on the wall outside the Red's Trading Post entrance.
 - Commissioner Buffaloe stated that he is in support of saving the sign.
 - Commissioner Tilley stated this is an artifact that should be saved; he wouldn't even consider it a sign.
 - Commissioner Alexander stated that there is always history with things like this and preserving it is wonderful.

MOTION:

Commissioner Buffaloe made a motion to approve the Certificate of Appropriateness for this request. Commissioner Tilley seconded the motion. All members present voted in favor of the motion.

Commissioner Horsley requested that Item #5 be heard prior to Items 3 & 4 so that Parks & Recreation Director Bowyer can make his presentation.

5. Discussion of Railroad Box Car for possible use as a museum –Ryan Horsley
 - Commissioner Horsley stated he, Council Liaison Hall and Parks Recreation Director Bowyer have been working with Twin Falls Preservation, Inc. partners on a possible museum. This group purchased the Grain Elevators from the Urban Renewal Agency and since the purchase they have been working on preserving them and their history as it relates to Twin Falls. The park that is located by the Grain Elevators is taken care of by the City Parks Department. They would like to make improvements to the site and provide possible an old railroad car or a Kiosk that could be used for a historical display. There is an old railroad car that is on property owned by the Urban Renewal Agency. It is up to this group on what their final plans are but they are still not sure what they want to do with the site. The other improvements that are needed at the site include curb, gutter and sidewalk. They have been trying to get cost estimates on making the improvements. This project is still under discussion.
 - Commissioner Horsley stated the main focus for Parks was to have it cleaned up and see what can be done to improve the site. There are new tenants coming into the area that are willing to look at investing in the park and they are trying to keep the discussion moving forward.
3. Discussion of Archaeology and Historic Preservation Month – Jenni Geilman/Darrell Buffaloe
 - Commissioner Geilman stated she has a couple of plans in mind for Historic Preservation Month. She and Commissioner Alexander will be doing their History Presentation at Stuart and O'Leary Middle Schools in May. As for the residential home tour she has visited with Russ Tremayne about plans for the May 18th tour. Mr. Tremayne would like to meet at the City Park Bandshell and he would work off of the Original Townsite Residential Historic District pamphlets. He stated that if there are 30 people that works well and if there are more than that the other possibility is that some of the group could tour the City Park Historic District, Commissioner Alexander stated she would be willing to guide that tour. If both pamphlets are available and there are quite a few people this might be a plan B. Commissioner Geilman asked if notification to the neighborhood was required because it's a City event.
 - Planner I Weeks stated it was suggested that the homes listed in the pamphlet be notified so that the owners would have a chance to take care of their yard if necessary and they aren't wondering why people are standing on the sidewalk outside their homes.

- Commissioner Geilman stated that she would be willing to drop a flier off at the homes listed in the brochure if that would suffice for notification.
 - Planner I Weeks stated that should be sufficient.
 - Council Liaison Hall stated he thinks because this is not a regular event that it would be nice to try and reach out to the property owners as a courtesy.
 - Commissioner Geilman also stated that because of the location and length of the event providing snacks and lunch would be cost prohibitive. She also asked about a means for advertising the event if the flier should be distributed or posted on the web. She stated she will post some of the fliers on the posting boards downtown.
 - Planner I Weeks stated that last year the fliers were passed out to different businesses and that staff would try to get it posted on the City website as well as distribute it to public email groups.
 - Commissioner Buffaloe stated he did the flier prior to the meeting and he would be willing to make any necessary changes so that it can be ready for distribution.
4. General Discussion on 2012-2013 grant project
- a. Discussion of 5-year plan –Darrell Buffaloe /Randall Watson
 - b. Discussion of adding the other Historic Districts to the City Code for preservation –Darrell Buffaloe/Jenni Geilman
 - Commissioner Buffaloe stated he didn't have anything new to add except that the Commission needs to vote on whether or not to approve the plan. He asked if the money from this year's grant has been approved.
 - Planner I Weeks stated she has no news to report.

IV. INPUT AND/OR ITEMS FROM THE HISTORIC PRESERVATION COMMITTEE

- Commissioner Buffaloe asked for some follow-up for recognition of a local business for maintaining the history of local buildings.
- Planner I Weeks stated she needs to get the item on the City Council Agenda.
- Commissioner Buffaloe offered to assist with putting the staff report together.
- City Council Liaison stated he would like to show the Commission how the meeting appears on the website.
- Planner I Weeks asked the Commission to keep in mind that a couple of openings for Commission members will be available soon.
- Commissioner Alexander stated she would like to talk about the idea of a share fair. She went to the Remnants of Boise Event. She thinks there could be an event done locally and do as well if not better because of all the Bisbee Photos. The Art Center might be interested in showing off their historic memorabilia. Possibly do this next Fall or for the Historic Preservation Month next year.
- Planner I Weeks stated this doesn't have to wait until next year it could be something put together for the Community this year.
- Commissioner Alexander suggested possibly doing it this fall and speaking to the media about helping generate some interest.
- The owner of the Ball Room stated she would be willing to host the event.
- Council Liaison Hall stated he would recommend contacting Bill Nickels because he has a lot of Bisbee Photos and has cataloged historic buildings and signs that are deteriorating around town and he could possibly be someone that would be interested in being involved with this Commission.

V. UPCOMING MEETINGS/SCHEDULE:

Regular meeting: **May 20, 2013**

VI. ADJOURN MEETING:

Chairman Watson adjourned the meeting at 2:00pm



HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: May 20, 2013, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: Bella Pierre Idaho, LLC, Jeremy Orton, 263 6th Avenue West

Request

To consider appropriateness for adding and/or repairing/replacing doors, signs, wooden dock and stairs, flower pots and shutters, flat signs, and outdoor lights to the building located at 263 6th Avenue West in the Twin Falls Historic Warehouse District.

Background:

It is unknown who constructed this building. The building was constructed in 1915. It housed Kinney Wholesale Company. The building located at 263 6th Avenue West is listed on the Historical Registry as a contributing property. The Historic Preservation Commission approved a Certificate of Appropriateness for an ADA ramp and stairs on March 18, 2013.

Analysis:

The building that most recently functioned as a retail/manufacturing/warehouse for J M Kitchens is located in the M-2, zoning district with a Warehouse Historic overlay and a P-3 Parking overlay. No exterior portion of any building or other structure (including walls, fences, light fixtures, steps and pavement, or other appurtenant features) nor aboveground utility structures nor any type of outdoor advertising sign shall be erected, altered, restored, moved or demolished within this district until after an application for a Certificate of Appropriateness as to exterior features has been submitted to and approved by the Historical Preservation Commission.

Jeremy Orton, Bella Pierre Idaho, LLC is requesting approval to add and/or replace or repair doors, signs, wooden dock and stairs, flower pots and shutters, flat signs and outdoor lights to the building. The new 6' double doors on the north and west sides of the building are made of wood. They are barn style look and painted mustard yellow. The 6' double door on the east side of the building appears to be metal. The man door on the northeast side of the building will also be replaced.

The existing wood dock on the southeast end of the building will be repaired and/or replaced. The stairs will be replaced and a handrail will be added. These will be all wood.

The applicant would like to repaint the existing black strip on the north side of the building. The west side of the building has an existing sign painted on it. The applicant would like to remove this sign. They would like to add 3 flat signs that are 8' x 4' fashion silhouettes on the west side of the building. They are going to fill in brick on the north side of the building.

They are proposing flower boxes on the north side of the building for the landscaping requirement. They would also like to add shutters to the building. The entrance arrow sign appears to be metal.

Regulatory Impact:

Approval of this request will allow the applicants to proceed with applying for a building permit to construct the handicap ramp and stairs with handrails on the east side of the building located at 263 6th Avenue West.

A Certificate of Appropriateness permit is for Historical Preservation Commission purposes only. Other permits such as sign, building, electrical, mechanical or plumbing permits, etc may be required. All facilities must comply with all Building and Fire Code regulations.

Conclusion:

Should the Commission grant this request, as presented, staff recommends approval be subject to the following conditions:

1. Subject to the applicant obtaining the necessary building permits if appropriate.
2. Subject to the applicant obtaining the necessary Certificate of Appropriateness for any additional improvements and alterations to be done to the building.

Attachments:

1. Certificate of Appropriateness Application
2. Zoning-Vicinity Map
3. Aerial Site Map
4. National Historic Registry information
5. Site Plan (3)
6. Proposed Site Improvement (8)
7. Site Photos (2)



RE: 263 6th Ave W – Bella Pierre Project exterior changes

Dear Historic Preservation Commission,

Reason for Request

We are requesting approval for the following exterior improvements as part of the above referenced project. Drawings and pictures showing the improvements are included:

- 1) East side of building – to our parking lot
 - a. Already approved – Concrete ADA ramp 30” long with a rise of 30” to a 5’ landing and steps off of the opposite side with hand rails
 - b. Repair/replace existing wood dock and replace stairs attached to dock and add hand rails – add additional stairs and handrail to allow exiting from ramp on either north or south side
 - c. Replace 3 foot man door with new 3’ door
 - d. Replace existing sliding door with new commercial double doors – 6 foot overall
- 2) North side of building – front of building – facing 6th Ave W
 - a. Repaint black stripe
 - b. Fill in hole top of building with matching brick
 - c. Add Store sign – “Sassy’s” above existing doorway
 - d. Modify/replace large sliding door with double doors
 - e. Add window flower baskets under each window
 - f. Add stationary shutters to sides of all windows
 - g. Add entrance arrow sign
 - h. Add sign with business hours
- 3) West side of building – Side of building – Facing Fairfield St. W
 - a. Remove existing black/white paint from top left corner of building
 - b. Add 3 - 4’ wide by 8’ tall image signs
 - c. Modify/replace large sliding door to double doors

Sincerely

Jeremy Orton

Zoning Vicinity Map



263 6th Ave W

M-2

M-2

M-2

M-2

M-2

560 FAIRFI M-2

M-2

M-2

M-2

M-2

253 5TH AV

M-2

M-2

5TH AVE W

302 WALL A

M-2

M-2

235 5TH AV M-2

356 BRIDGE

M-2

M-2

240 6TH AV M-2

M-2

M-2

M-2

263 6TH AV

M-2

M-2

702 FAIRFI

M-2

235 6TH AV M-2

M-2

6TH AVE W

M-2

WALL AVE

GOODING ST W

207 6TH AV M-2

M-2

BRIDGE ST

M-2

7TH AVE W

M-2

217 WALL A M-2

M-2

ROAD

Site Map



302 WALL A

FAIRFIELD ST W

6TH AVE W

263 6th Ave W

263 6TH AV

WALL AVE

235 6TH AV

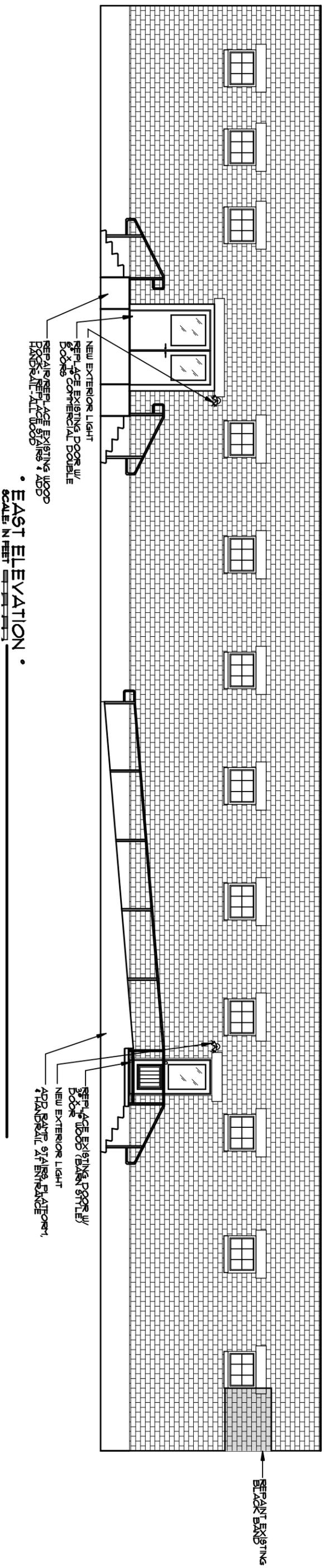
263 WALL A



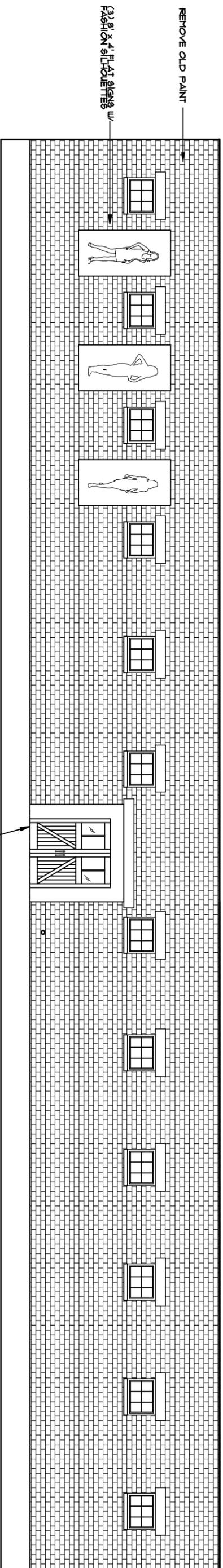
35. Kinney Wholesale Company 83-17946
263 Sixth Avenue West
contributing
c. 1915

A historic photograph shows that this one-story, brick structure has undergone few changes over the years. It has double-hung, multi-paned, metal sash windows on the south and west elevations, as well as metal-hung, six-light, fixed windows that are located high on the wall. All windows have concrete lintels and sills. Although the building is situated on a corner, the office was accessed through double doors on the south wall facing an open yard, away from the street. The only ornamentation consists of a stepped, masonry cornice. The name of the company can still be discerned by a painted band of letters above the windows. Double doors on the west wall (facing the alley) were provided for loading, as was the entrance on the south.

Established in 1907, the Kinney Wholesale Company was one of the first wholesale businesses in Twin Falls. It stored and distributed a number of agricultural goods, including the southern Idaho staple of beans and potatoes. This business is mentioned as occupying a building on the two lots to the east (now the vacant yard) on a 1907 Sanborn map; within a few years it had several buildings, including this brick structure and several warehouses (discussed in sites 36 and 38). By 1950 the Kinney Wholesale Company was no longer listed in city directories.

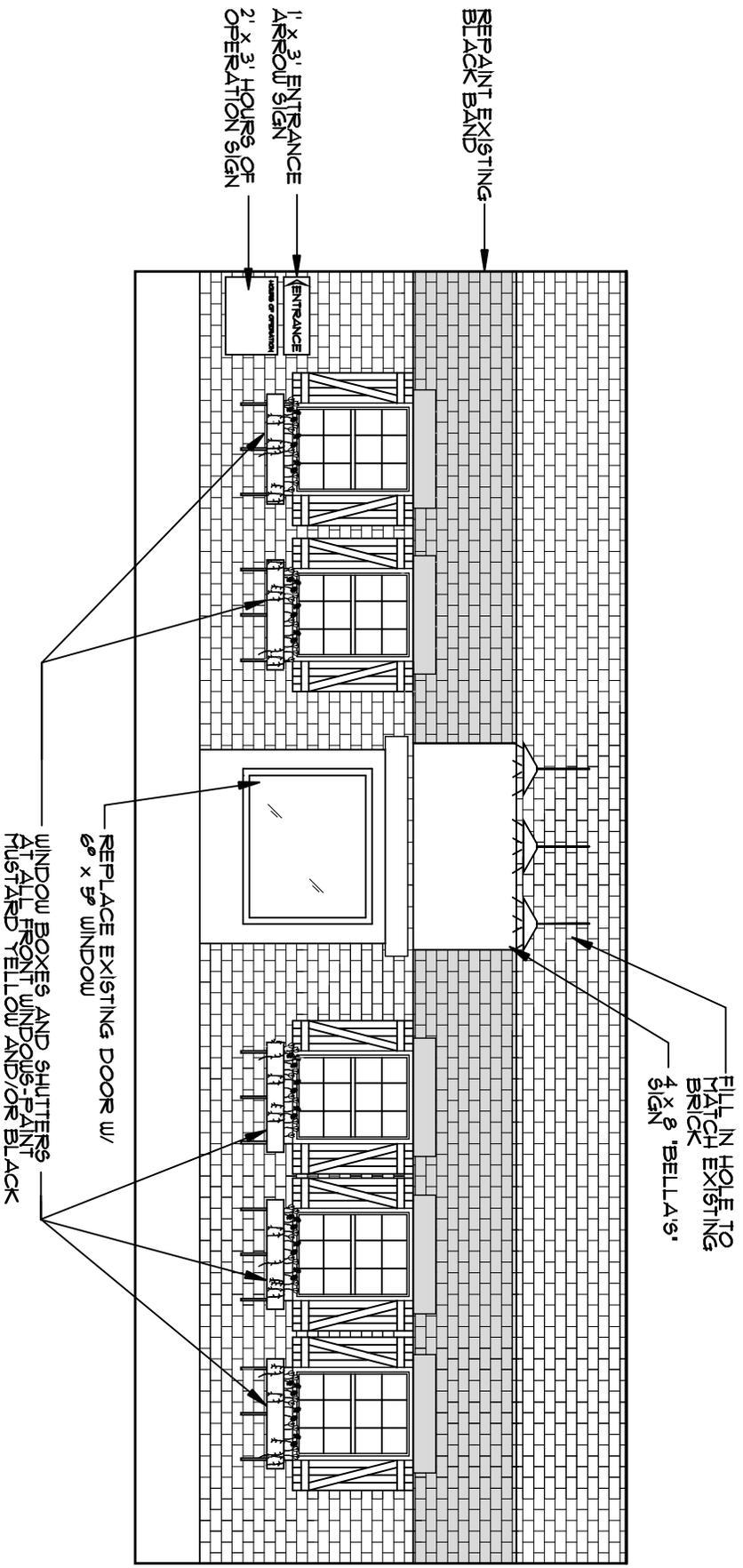


• EAST ELEVATION •
 SCALE: 1/8" = 1'-0"



• WEST ELEVATION •

SCALE: 1/4" = 1'-0"



• NORTH ELEVATION •

SCALE: IN FEET



Replace existing doors with 3 foot wide door – picture 5

Existing black paint – repaint black

Replace existing doors with 6 foot commercial double doors – see picture 4

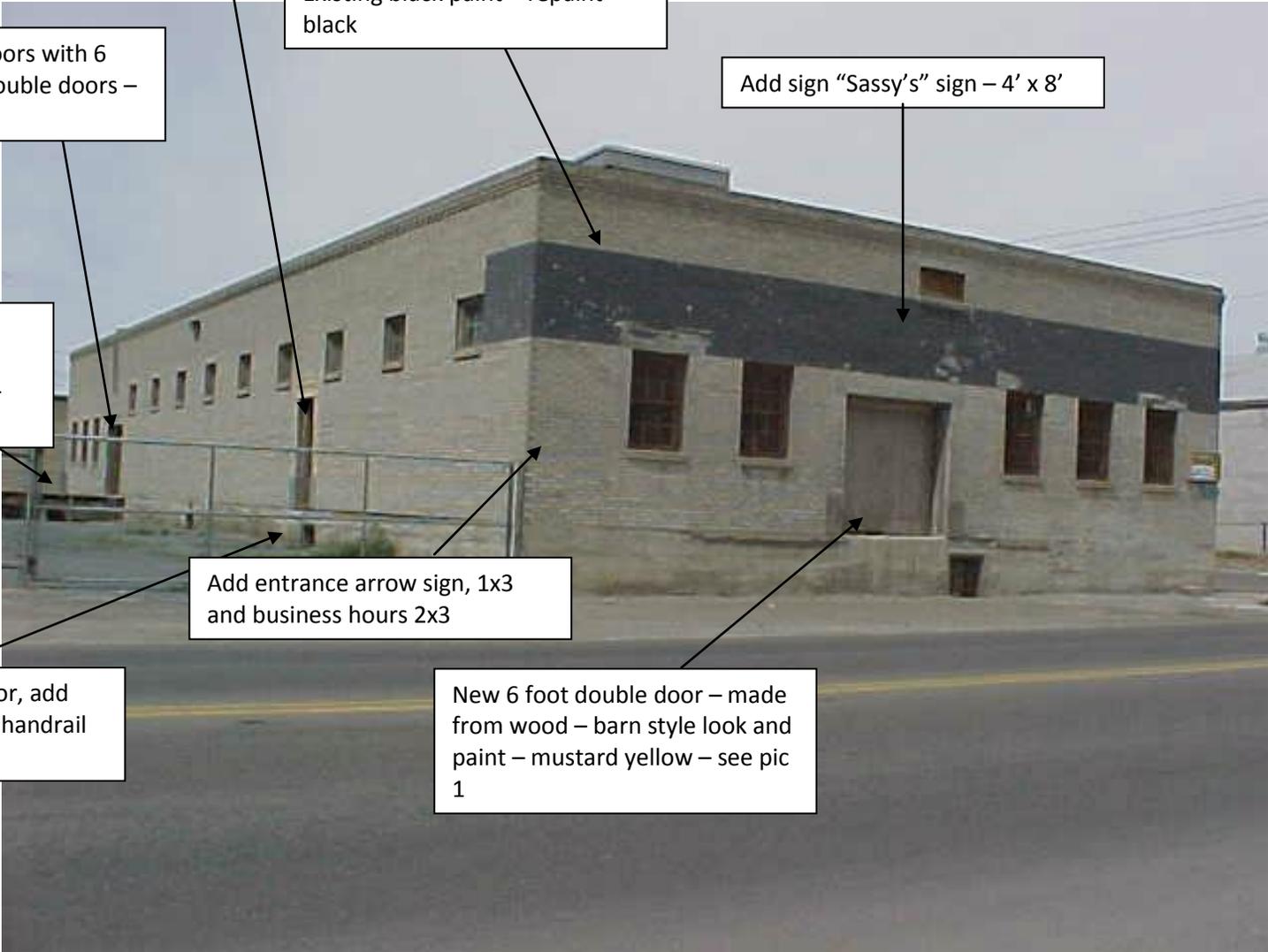
Add sign “Sassy’s” sign – 4’ x 8’

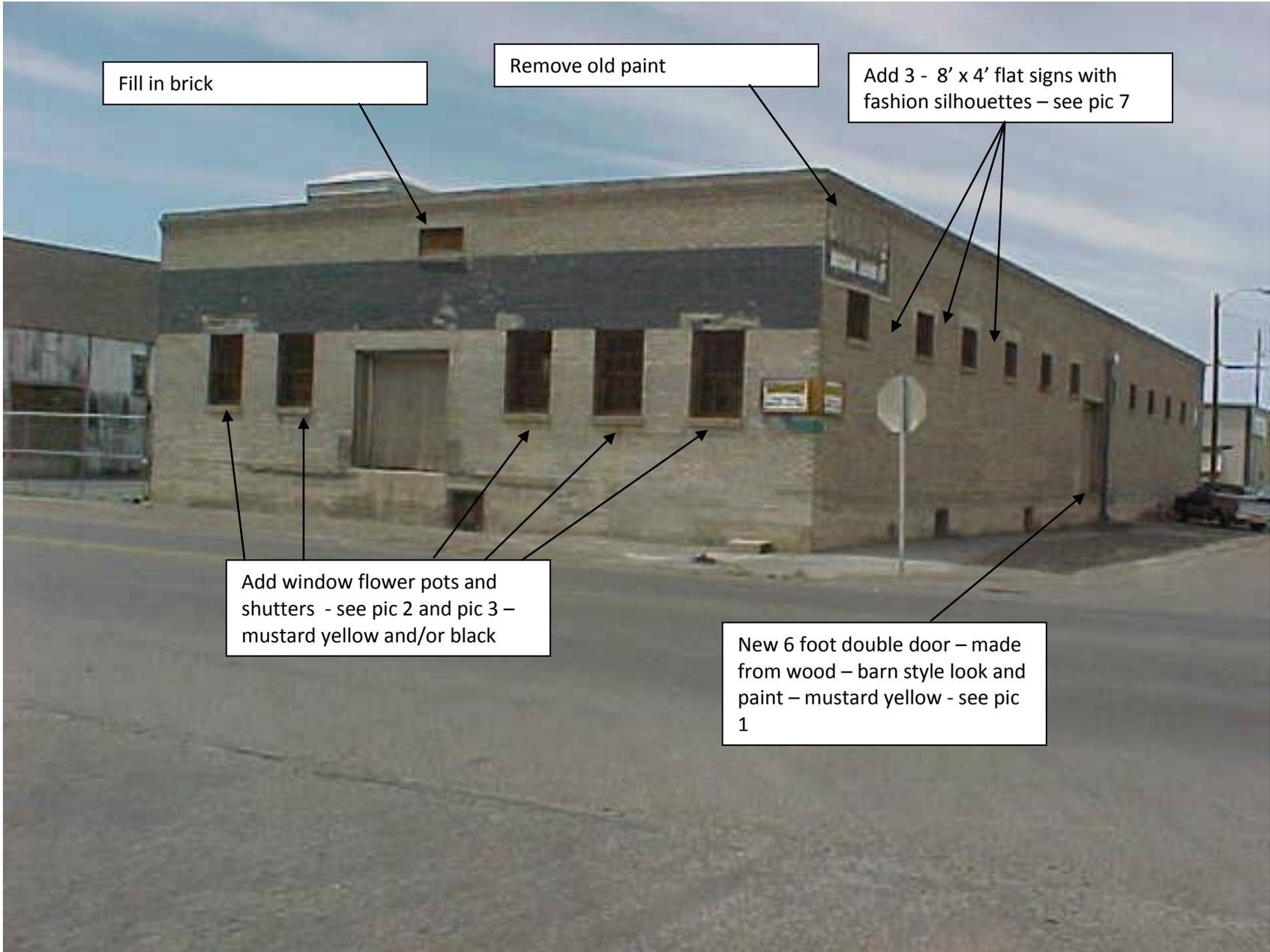
Existing wood dock, repair/replace, replace stairs and add handrail – All wood – see elevation drawing

Add entrance arrow sign, 1x3 and business hours 2x3

Existing 3 foot man door, add ramp, stairs, platform, handrail at entrance

New 6 foot double door – made from wood – barn style look and paint – mustard yellow – see pic 1





Fill in brick

Remove old paint

Add 3 - 8' x 4' flat signs with fashion silhouettes - see pic 7

Add window flower pots and shutters - see pic 2 and pic 3 - mustard yellow and/or black

New 6 foot double door - made from wood - barn style look and paint - mustard yellow - see pic 1



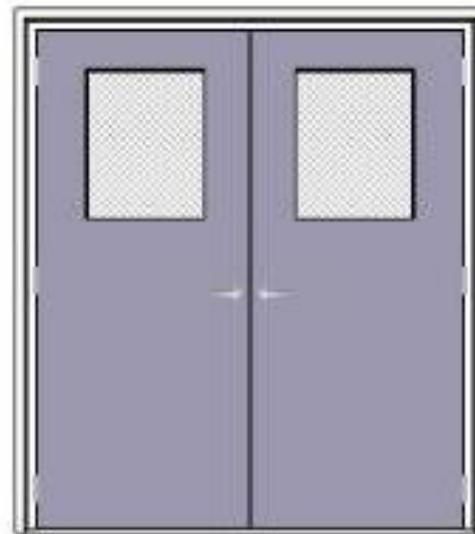
Picture 1



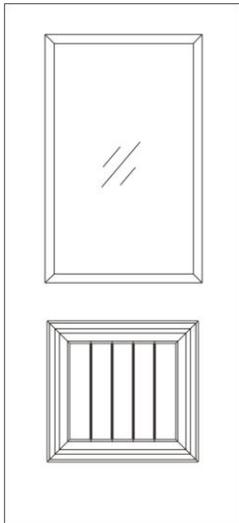
Picture 2



Picture 3



Picture 4



Picture 5



Picture 6

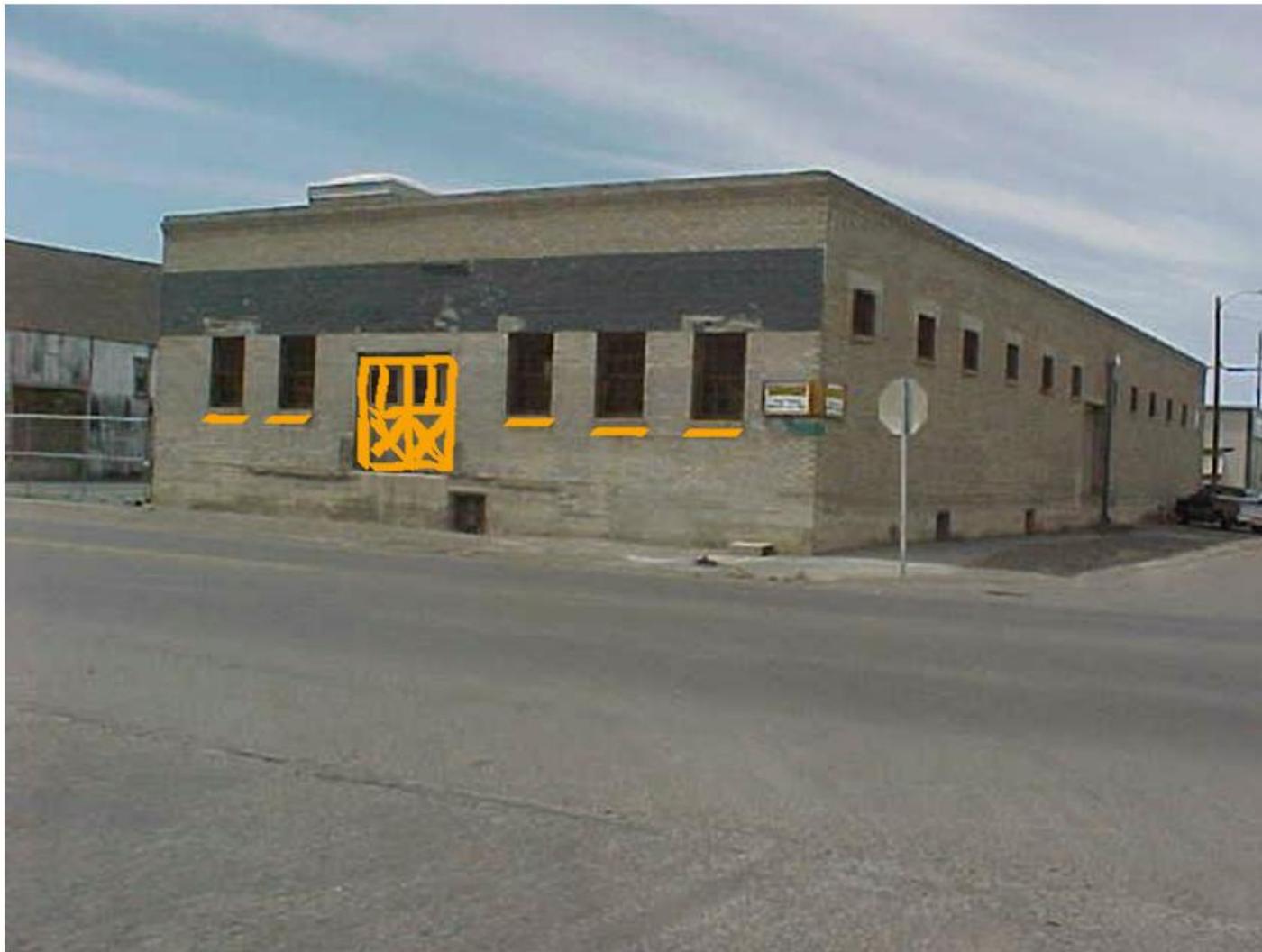


Picture 7 – each girl individually as a 4x8

Rendition of sign not completed - to be submitted

Picture 8

MUSTARD YELLOW REFERENCE COLOR – (Color hue 26 red 248, sat 234, green 163, lum 118, blue 3 -)



New Exteriorsecurity lighting -
motion activated





New exterior lighting over signage – 3 lights

New Exterior security lighting – not motion activated



image of exterior lighting - securtiy- or similar



or
3 lights over signage -



Front of building along 6th Ave W.

03/14/2013 09:48 AM



Side of Building: Future ADA Ramp

03/14/2013 09:47 AM