





forward with SIEDO in securing some funds and volunteers to assist in completing this project.

**Motion:**

Commissioner Wills made a motion to accept OohLaLa as the recipient of the Operation Facelift improvements. Commissioner Lattin seconded the motion. All members present voted in favor of the motion.

4. Highway Sign Update

Commissioner Taylor stated there is nothing to report on this item at this time.

**V. NEW BUSINESS:**

Commissioner Lattin expressed her concern with attendance, she asked if there are some guidelines that can be implemented to assist in improving attendance for the Commission. City Council Liaison Pierce stated that she can speak to the City Attorney and the Mayor about her concerns.

**VI. INPUT AND/OR ITEMS FROM THE HISTORIC PRESERVATION COMMISSION**

**VII. UPCOMING MEETINGS/SCHEDULE:** Monday, June 20, 2015 at 12:00 PM

**VIII. ADJOURN MEETING:**

Lisa A Strickland  
Administrative Assistant  
Planning & Zoning Department

**DRAFT**



## HISTORICAL PRESERVATION COMMISSION STAFF REPORT

**DATE:** June 20, 2016, Historical Preservation Commission Meeting

**To:** Historical Preservation Chairman and Commission

**From:** Red's Trading Post, Ryan Horsley, 203 5th Avenue South

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### Request

To consider appropriateness for replacing the railing on the deck located at 203 5<sup>th</sup> Avenue South in the Twin Falls Historic Warehouse District.

### Background:

It is unknown who constructed this building. The building was constructed in 1919. It is mentioned as housing the M. & R. Pink firm in a local business publication, but by 1928 they were using warehouse space at 240 4<sup>th</sup> Ave S. During the 1930's the Ford Transfer & Storage Company rented the building. The building located at 203 5<sup>th</sup> Avenue South is listed on the Historical Registry as a contributing property.

On April 19, 2010 the Historical Preservation Commission approved a Certificate of Appropriateness for the installation of a metal roof covering on the awning in front of Red's Trading Post at 203 5<sup>th</sup> Avenue South.

On April 15, 2013 the applicant requested a Certificate of Appropriateness for adding a restored historic Coke Sign to the southwest side of the building by the front door. The Commission approved this request.

On June 17, 2013 the Historic Preservation Commission approved a Certificate of Appropriateness for the construction of a loading dock and stairway on the north side of the building.

On August 11, 2014 the Historic Preservation Commission approved a Certificate of Appropriateness for a metal sign.

On April 27, 2015 the Historic Preservation Commission approved a Certificate of Appropriateness to remove a door and replace it with a window and a painted sign.

### Analysis:

The building is currently functioning as a retail store, Red's Trading Post, located in the Old Town 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.

Ryan Horsley, Red's Trading Post, is requesting approval to replace the wood railing around the deck at the front of his store with a metal railing. The wood railing is in need of constant repairs. The

surrounding neighbors have used round metal piping for railing. Mr. Horsley is planning on replicating these to be consistent.

### **Regulatory Impact:**

Approval of this request will allow the applicants to proceed with applying for a building permit to replace the railing on the deck on the front of the building located at 203 5th Avenue South.

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.

### **Attachments:**

1. Certificate of Appropriateness Application
2. Narrative
3. Zoning-Vicinity Site Map
4. Aerial Site Map
5. National Historic Registry information
6. Photos (10)



CITY OF TWIN FALLS  
HISTORICAL PRESERVATION COMMISSION  
P.O. Box 1907  
324 Hansen Street E Twin Falls, ID 83303  
PH: 208-735-7267 FAX: 208-736-2641

CERTIFICATE OF APPROPRIATENESS APPLICATION

Date of the Application: 6/13/2016

Application No.: \_\_\_\_\_

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: Red's Trading Post Inc.

Mailing Address: 203 5th Avenue South

City: Twin Falls State: Idaho Zip: 83301-6001

Phone: (208) 733-3546 Cell Phone: (208) 539-3546 E-mail: rhorsley@redstradingpost.com

Applicant Signature: Ryan Horsley

B. REQUEST INFORMATION:

1. The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):

203 5th Avenue South Twin Falls, ID 83301-6001

2. Existing Zoning District: Historic Warehouse District

3. Project Land Area Size: N/A

4. Existing Building Size: 10,000 Square Feet

5. Proposed Building Alteration: Replace non historic wooden railing with a historic style railing

6. A site plan to SCALE on an 8 1/2" x 11" paper, of the subject property showing the following:

- a. Lot dimensions
- b. Location of all existing buildings; including setbacks and fencing
- c. Before and after building elevations are required

7. Provide a Detailed Written Statement On A Separate Sheet Of Paper Containing:

- a. The reason for the request
- b. An evaluation of the effects on adjoining property

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**OFFICIAL USE ONLY:**

HPC: (ONLY)

PUBLISH DATE: NOT PUBLISHED

HEARING DATE: \_\_\_\_\_

Monday, June 13, 2016

Twin Falls Historic Preservation Commission,

We are requesting a certificate of appropriateness for our building at 203 5th Avenue South in Twin Falls, Idaho, to replace the wooden railing along the front deck of our building that was constructed in the 1990's and holds no historic value. Previously it was an open loading dock area. Since moving in we have found ourselves in the position of constantly trying to replace and/or repair the wooden railings that are often kicked out by the customers of the surrounding bars. Our intention is to replace it with a simple metal railing similar to that of the Gem State Paper building next door and the Twin Falls Brickhouse (Formerly Mugger's). This would match the historic railings in the area and would also comply with the recommendations in the The Twin Falls Warehouse Historic District Design Guidelines that the Twin Falls Historic Preservation adopted several years ago, that states on page 69 regarding railings:

***In some circumstances it may be necessary to add handrails to a historic structure in order to address accessibility and life safety issues. These changes should not detract from the historic character of the property.***

***3.59 A railing should be simple in design.***

- ***Simple metal work and wood are appropriate.***
- ***The railing should be mostly transparent.***

***3.60 Where building codes stipulate that a taller railing is required, consider the following:***

- ***Provide a second railing above the historic one to achieve a greater overall height without changing the appearance of the original.***
- ***Keep the new railing visually subordinate to the original***

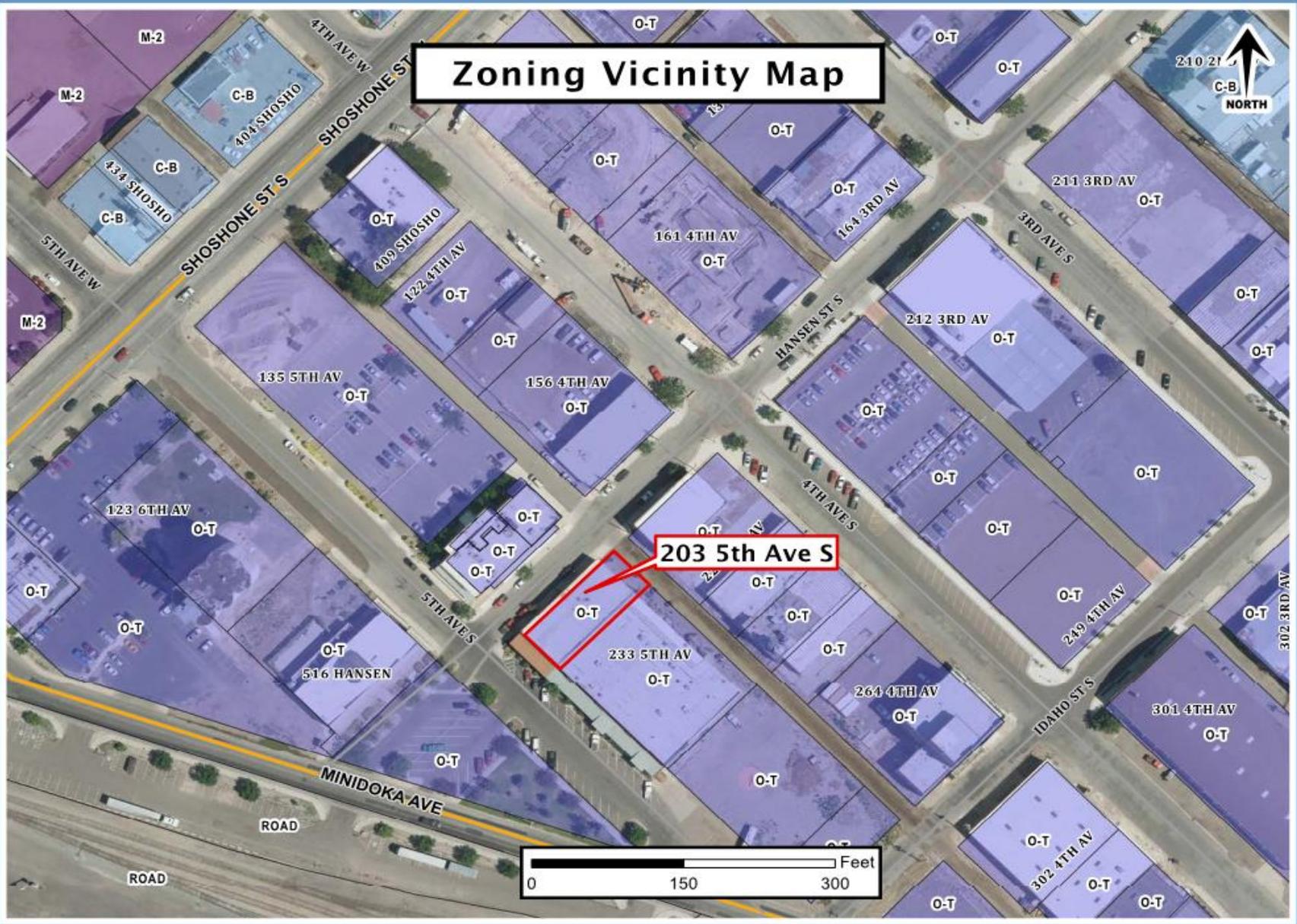
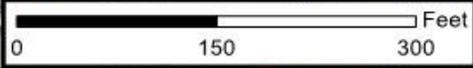
I appreciate your time and consideration.

Ryan Horsley  
Red's Trading Post

# Zoning Vicinity Map



203 5th Ave S



# Site Map



203 5th Ave S



23. Warehouse

83-17935

203 Fifth Avenue South  
contributing  
c. 1919

This one-story building is brick with a cornice consisting of a row of soldier bricks. On the north and west walls are several metal sash, multi-paned windows. The structure shares a concrete loading dock with the building next door (215-227), as well as a wooden railing and a canopy that were constructed within the past two years.

It is uncertain what business or person constructed this building; it is mentioned as housing the M. and R. Pink firm in 1919 in a local business publication, but by 1928 they were using warehouse space at 240 Fourth Avenue South. During the late 1930s the Ford Transfer and Storage Company rented the building; about this time it was also used to store onions.<sup>26</sup>

Our property line  
from our  
neighbors  
building.



A close-up photograph of a wooden deck railing. The railing consists of vertical balusters and a top rail. The deck is made of dark-stained wooden planks. A white dot is placed on the top surface of one of the planks, with a white arrow pointing from the text below to it. The background shows a concrete surface with white lines.

The railing will  
need to come  
back to this point.

Railing kicked out



Railing kicked out





Current non-Historic wooden railing



Current non-  
historic wooden  
railing



3 wooden railings  
kicked out



Proposed historic  
style railing



Proposed historic  
style railing



**Proposed historic  
style railing**

Proposed historic  
style railing

