

HISTORIC PRESERVATION COMMISSION

TOWN OF PAGOSA SPRINGS

MEETING MINUTES

DATE: MARCH 11, 2010

I. Call to Order / Roll Call

Board members Glenn Raby, Shari Pierce and Chrissy Karas, were present. Meeting called to order at 4:05pm.

III. Approval of Minutes

A. Vice Chair Pierce motioned to approve the February 11, 2010 meeting minutes, Chair Raby seconded the motion and the motion was unanimously approved.

IV. Sign Review

A. Goodman's Department Store:

1. New Signs are being proposed for the Goodman Department Store.

a. A New Raised letter sign on the Pagosa Street Side of the building above the awning in 'consort' font measuring 175" x 20" = 24 sq ft with a matt black finished color. Letters will be attached with sealed wall anchors to prevent moisture penetration, they will be centered over the main entrance door awning and centered between the top of the awning.

b. A New color for the existing painted sign and font (approx 25 sq ft) "Goodman's Dept Store" on the 4th street side with a matt black finished color.

c. A new sign to be located on the New Awning Fabric "Established in 1900" in 'consort' font with a matt black finished color.

Motion to approve is included under the motion to approve the building alterations. Please see below.

IV. Landmark Designations. NA

VI. Certificate of Alteration Review

A. Goodman's Department Store:

1. A new Replacement Awning (fabric only) is being proposed to replace the existing faded tattered awning. The colors in the color pattern are consistent with the approved "Exterior Victorian" color palette colors; 'Downing Straw', 'Renwick Beige', 'Rookwood Red' and 'Downing Sand'. The sides and fascia of the awning will be 'Downing Straw'.

2. The applicant is proposing repainting the exterior walls of the building. Also proposed to be repainted is the soffit above the entryway. The proposed new color is 'Downing Straw' from the Exterior Victorian Color Palette. The top molding around the top of the wall will be painted 'Rookwood Red' of the approved "Exterior Victorian" color palette. The Diamonds on the Pagosa Street side wall, will be repainted with 'Rookwood Dark Green' for the inside of diamond, 'Downing Straw inside line and 'Rookwood Red' for the diamond border, all from the approved "Exterior Victorian" color palette. Existing black window frames on the sidewalk level will be repainted with black.

After some discussion concerning the proposed signs and building alterations, Vice Chair Sherri Pierce motioned to approve the proposed building repainting colors, approve the awning as proposed, approve signs as proposed and to have the applicant present to the HPB the proposed stain color for the front entrance door. HPB member Karas seconded the motion and the motion passed unanimously.

B. Mural on Main:

Mary Jo Coulehan presented the Mural On Main project for review for the proposed facade (vener) change to stacked stone. HPB members discussed the project details and time frame for completion. Vice Chair Sherri Pierce motioned to approve the proposed veneer change to stacked stone, HPB member Karas seconded the motion and the motion passed unanimously.

VII. Tax Credit Review. A. Goodman's Department Store:

Mr. Bob Goodman is interested in applying for tax credits for these alteration improvements. Chair Raby mention some changes in eligibile items for tax credits and that repainting is not covered under the Feb 2010 tax credit changes and suggested Staff look into this further.

VIII. Project Review. NA

IX. Discussion Items

A. Saving Places Conference Discussion, Interpretive Displays.

Staff stated that the HPB may consider discussing possible interpretive displays at future meetings. One suggestion is to incorporate a interpretive display showing the old Downtown while looking at the new. Maybe at the overlook Parking Lot.

A. Historic Preservation Month Events and Activities.

Staff confirmed that John Motter confirmed his participation as a speaker.

Staff will confirm with Sally High regarding this years Poster contest.

C. Resolution 2009-06 establishing the HPB as the State Tax Credit Review Authority. Staff stated that the former annual requirement for the Town Council to designate the HPB as the Tax Credit Review Authority is no longer required. Resolution 2009-06 permanently establishes the HPB as the review authority.

D. Victoria's Cafe: Applicant choose to use existing door.

Staff stated that the applicant chose to use the existing door instead of a new wood replacement door.

E. Wayfinding Signage Plan.

Staff reviewed the WayFinding sign plan and the construction/placement of the first two signs very soon. HPB was very supportive of hanging new banners.

F. Light Pole Banners through the Historic District.

Staff presented the intent to hang light pole banners at 3 locations along Hwy 160 and within the historic district. HPB had no concerns about hanging these light pole banners.

XI. Decision Items. NA

XII. Reports and Comments

A. Next Regular Scheduled meeting. Thursday April 8, 2010 at 4pm in Town Hall.

XI. Adjournment

Chair Raby motioned the adjourn the meeting. The meeting was adjourned at 5:40pm.

Minutes Approved: _____ Glenn Raby, Chairman