



Town of Pagosa Springs Historic Preservation Board

Regular Meeting Minutes

Wednesday, June 11, 2014

in Town Hall Conference Room Located at 551 Hot Springs Blvd
Pagosa Springs, Colorado

- I. **Call to Order / Roll Call-** The meeting was called to order at 5:15 pm by Chair Brad Ash. Members Peggy Bergon and Chrissy Karas were present. Member Andre Redstone was absent. Also present was Town Planning Department Director James Dickhoff, Associate Planner/Certified Permit Technician Margaret Gallegos, Norm Vance, Shari Pierce and Judy James.
- II. **Announcements:** None
- III. **Approval of Minutes:** Motion made by Member Karas, seconded by Member Bergon and unanimously carried to approve the May 14, 2014 Historical Preservation Board (HPB) meeting minutes as presented.
- IV. **Public Comment:** None received.
- V. **Sign Review:** None
- VI. **Landmark Designations:** None
- VII. **Alteration Certificate Review:** None
- VIII. **Tax Credit Review:** None
- IX. **Project Review:** None
- X. **Decision Items:**
 - A. **Dr. Mary Fisher Recognition Project Proposed:** Continued from the May meeting, Norm Vance reported that the bronze statue, including the casting, would be between \$10-15,000. He has made several community contacts and received interest from individuals that would assist with the cost.

Planning Department Director Dickhoff reported that the Town's Park and Recreation Committee will discuss and take action at its meeting this evening – June 11. Staff has looked into available grant funding for this project, and the State Historical Fund competitive grant cycle deadline is October 1st. If the Town applies for the grant funding, a 25% match would be required. Staff recommended, and the Board agreed, that this is project that it would support.

The Board consensus is to actively pursue the Dr. Mary Fisher statues project, begin the request for proposals and present a recommendation to the Town Council. They agreed that it should be a "life size" bronze statue of Dr. Mary Fisher and her bear Pickles placed in the Mary Fisher Park; however, the actual location will be dependent upon the potential of future parking lot expansions. The Board agreed that a platform such as concrete with rock facing should be included to elevate the statue and historic plaques displayed on or around the statue to tell the story. The Board recommended that staff present a recommendation to Town Council for their approval and an allocation of 2015 Capitol

Reserve funds for the required 25% match and other identified incidentals. To meet the October 1st deadline, the HPB and staff will work diligently to define the project scope, collect information, and research details for the grant application.

The Board discussed the existing Dr. Mary Fisher historic exhibit at the Jackisch Drug Store. Mr. Vance recommendation is to add it the changing station in the park, however, the Board would like to evaluate the exhibit and proposed location. It may have other recommendations at the next meeting for a more permanent location.

- B. Reservoir Hill Trailhead Signs: The Town Tourism Committee (TTC) and Parks and Recreation Board are soliciting information from the Board regarding historical information to include on the new reservoir Hill trail head signs. The Board shared some possibilities to include, however, has not come to a final determination. Staff recommends providing some direction for information for the TTC to include on the new signs. Shari Pierce suggested that the Board utilize an early photograph that is at the Historic Museum which includes Modesto Montoya (water works employee) posing against the water wheel. The Board will forward all its photographs and information to *Member Bergon to organize and present the historical photographs and text to each Board member for final submission to the TTC by the end of next week - on or before June 20.*
- C. Historic Water Treatment Property at 96 1st Street and Old Stone Bridge: Planning Department Director Dickhoff reported that the Historic Water treatment Plant located at 96 1st Street has some portions of the old reservoir walls that are deteriorating and have become a safety concern. Some rock blocks have dropped from the walls. Also, the rock bridge over dead-horse gulch has been deteriorating for a number of years and also possesses a safety concern. Town staff was directed to fence-off the area until a resolution can be determined. The Board discussed the conditions of the walls and bridge and favored property and museum plans to include trails, picnic area and signage. Consensus of the Board was to begin the request for proposals and assess the property for cost estimates to repair/rebuild the bridge and walls. The Board is suggesting that the project be a joint project with the Museum Historical Society. Chair Ash noted that he will make some concrete contractor contacts for review and estimates. Town staff can begin researching emergency grant availability to resolve the safety issues and GOCO grants for trails-recreation expansion. Shari Pierce requested (and received) from the Town the landmark designation so that she can begin grant options for the museum.
- D. 2014 Poster Contest – Framing Options and Preservation Month Re-Cap: Planning Department Director Dickhoff reported that the Town has accumulated five years of posters to frame and requested the Board’s input for frame style. Staff presented a couple samples available locally for the Board’s recommendations. The Board reviewed several framing options and agreed that each poster will be evaluated for specific matting color and framing. The Board commented that the completed posters are not highly visible to the general public in the Town’s conference room and *recommended that the poster be re-hung in the main traffic area of the Town Hall.*

MOTION BY MEMBER KARAS, SECONDED BY MEMBER BERGON AND UNANIMOUSLY CARRIED TO APPROVE THE BARN WOOD FRAME WITH MATTING FOR THE 2014 WINNING POSTER.

The Historic Preservation Board sponsored a historic walking tour and the Greenest Building video. Twelve (12) people participated in the downtown historic walking tour. Judy James reported that she was very pleased with the turn-out and that she and Twilla Brown truly enjoyed leading the group through Pagosa Springs' historic downtown. The Greenest Building video was loaned to the Board by History Colorado and was shown in the historic Liberty Theatre with ten people in attendance.

XI. Discussion Items:

- A. Installation of Historic Landmark Plaque Update: Planning Director Dickhoff reported that the properties located at 101 and 138 Pagosa Street will have the free-standing posts installed by the Town Street's department and then the plaques will be mounted. The Town has received all property owner permissions to install the plaques. Staff would like some input from the owners regarding the exact placement on the Metropolitan Hotel.
- B. Historic District – Fire Protection Discussion: Town's Building Official has brought to the Town's attention concerns regarding the Historic District potential for a fire in one structure to easily spread to other adjoining buildings. This information was brought to the Board's attention for its information at this time. Any remediation would obviously be a property owner initiative, as the Town currently understands the issue. The issue is the building modifications over the years have been added with wood construction along the 400 block of Pagosa Street and where the buildings are in contact or located at a close distance. Inquiry to the State Historic Fund (SHF) for funding indicates the property owners need to initiate the remedies.
- C. Riff-Raff Alteration Progress Update: Planning Director Dickhoff reported that Riff Raff has been moving along with their approved alterations. Expected completion is by mid-July 2014 with no issues presented. *Chair Ash requested that the shingles be reviewed, it appears that the cut is different but color may be as approved.*
- D. McCabe Creek Bridge Project: Staff has received an update from CDOT regarding the proposed appearance of the proposed new McCabe Creek bridge. The width of the structure provides for four (4) travel lanes with 10' shoulders buffering the sidewalks. Staff will work with CDOT to provide a wider sidewalk cross section and reduce the shoulder width. Current plans were shared with the Board at the meeting.
- E. Other Discussion Items: None

XII. Reports and Comments: Planning Director Dickhoff reported that Greg Schulte was appointed as the Interim Town Manager for the next four months.

XIII. Adjournment: Motion duly made, the meeting adjourned at 6:40 PM. The next regular meeting is scheduled for Wednesday, July 9, 2014 at 5:15 PM in the Town Hall Conference Room.


By: Brad Ash, Historic Preservation Board Chair