



Town of Pagosa Springs Historic Preservation Board
Special Meeting Minutes
Wednesday, June 24, 2015
Town Hall Conference Room Located at 551 Hot Springs Boulevard
Pagosa Springs, Colorado 81147

- I. **Call to Order / Roll Call:** Vice Chair Peggy Bergon called the meeting to order at 5:36 pm. Present were Board Members Judy James and Chrissy Karas, Andre Redstone, Associate Planner Margaret Gallegos and Ed Fincher. Member Brad Ash was absent.
- II. **Announcements:** None
- III. **Approval of Minutes:**
Member Redstone requested the deferral of the June 10, 2015 Historic Preservation Board regular meeting minutes to allow additional time to review; the Board concurred.
- IV. **Public Comment:** None
- 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:**
Courthouse Discussion Status and Update: During the June 10, 2015 regular meeting, the Board agreed that it will meet and prepare a position statement to be presented to the Town Council and/or County Commissioners addressing the historic significance of the building located at 449 San Juan Street. The Board met in a work session on June 17, 2015 to begin the discussion. As requested, staff provided the Board with the following Town of Pagosa Springs documents relating to Historic Preservation and the Courthouse:
 - Town Ordinance 553 – Procedures for the Designation of Historic Landmarks and the Designation of a Historic District.
 - Town Ordinance 666 – Emergency Ordinance Suspending Authorizations and permits for Demolition of Buildings 50 years old or older.
 - Town Ordinance 683 – Repealing Ordinance 666 and suspending authorizations and permits for demolition, alterations, removal or construction of modifications to buildings 50 years old or older.
 - Town Council Meeting – April 3, 2007 Minutes – Archuleta County Courthouse District Boundary Amendment Request.
 - State Historical Fund Contractors List and January 2015 Grant Handbook.



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Staff reported that a survey was not located for the property and Member Bergon is searching her records for historic photographs. It was noted that the Courthouse property was part of the Historic District but was removed by Town Ordinance and subsequently the Town provided approval for its demolition in 2007. The Board would like to recommend that the property be surveyed to assess its historic value to the community, which would include restoration and potential future uses and/or repurpose recommendations for the building should the County vacate the property. Based on its dominant position next to the historic district, the Board would like to support and keep the building as a focal point of the downtown area. The following action was taken:

Motion by Member Redstone, seconded by Member James, and unanimously carried that the Historic Preservation Board, without delay, forward a letter to the Town Council, going through the appropriate channels, requesting that it supports a request that Archuleta County pursue a Historical Assessment of the Courthouse building by an appropriate, qualified and experienced historic surveyor/architect.

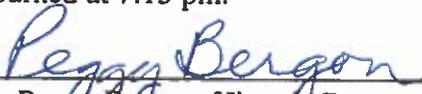
Motion by Member James, seconded by Member Karas, and unanimously carried that staff prepare the letter for review and approval by all Members and signed by Vice Chair Bergon on behalf of the Board.

XI. Discussion Items: None

XII. Public Comment: None

XIII. Reports and Comments: Board member Redstone requested that the Board convene into an Executive Session to discuss legal and personnel matters as it relates to the Courthouse topic. It was advised that an Executive Session must be publically noticed. The Board noted that the issue(s) may need to be addressed by staff and/or Town Council and, if needed, that it be provided with procedural information.

XIV. Adjournment: Meeting duly adjourned at 7:15 pm.


By: Peggy Bergon, Historic Preservation Board Vice-Chair