

**REGULAR MEETING OF THE WALLACE PLANNING, ZONING
AND HISTORIC PRESERVATION COMMISSION**

May 1, 2019

Vice-Chairman Copelan called the meeting to order at 6:00 pm in the council chambers.

Roll Call: Commission members present: David Bond, Sarah Murphy, David Copelan, Gail Featherstone, Katie Watterson and Bill Hood. Absent commission members: David Sherman.

Flag Salute

Minutes:

G. Featherstone made a motion to approve the minutes of the April 3, 2019 Planning and Zoning Meeting. Seconded by S. Murphy. All in favor, motion carries.

Business:

19-13: 118 River St – Remove & replace with addition

Ryder Gauteraux with Manteraux Holdings, owner of 118 River Street, is requesting a Certificate of Appropriateness for the removal of back portion of the house and replace with new addition with second story with a shed roof and siding similar with the rest of the house. Discussion was held. K. Watterson made a motion to award a Certificate of Appropriateness to Ryder Gauteraux, owner of 118 River St., for the removal of the existing porch and replace with matching siding and matching roof. B. Hood seconded the motion. Roll call vote: Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All in favor, motion carries. No further discussion.

19-14 & 19-17: 103 Cedar St – Tree removal & Remove/replace skirting, posts, handrail

Kevin Pickolick, owner of 103 Cedar St., is requesting to remove two trees in the front yard in addition to replacing old skirting around front porch with new posts and handrail. Discussion was held. S. Murphy made a motion to award a Certificate of Appropriateness to Kevin Pickolick, owner of 103 Cedar St. for the removal of the two overgrown shrubs in the front yard, as well as remove and replace skirting along front porch with new posts and handrails. B. Hood seconded the motion. Roll call vote. Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All in favor, motion carries. No further discussion.

19-16: 600 Cedar St – Removal of Awning

Luanne Wuerfel, tenant of 600 Cedar St. is requesting to remove the existing awning running along Sixth Street and alley side of building. Discussion was held. K. Watterson made a motion to award a Certificate of Appropriateness to Robert & Luanne Wuerfel for the removal of the

awning located at 600 Cedar St. contingent upon written notice from owners. B. Hood seconded the motion. Roll call vote. Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All were in favor, motion carries. No further discussion.

19-19: 424 Sixth St – Replace window

Stuart and Barbara Strother of 424 Sixth St. are requesting a Certificate of Appropriateness for the replacement of an old window that housed an air conditioner unit located inside the entry area and old paneling with a semi-circle arched window that is more in line with the historic architecture. Discussion was held to whether or not they even needed approval due to it being inside the building. The Commission informed them that because it can be seen from the outside, there needs to be approval. More discussion was held. K. Watterson stated that the design submitted, although historic, is not consistent with the surrounding buildings. D. Bond made a motion award a Certificate of Appropriateness to the Strothers for the replacement of the old window inside the entrance of 424 Sixth Street. Gail Featherstone seconded the motion. Jeremy Watterson asked if at this time he can be heard. He stated he objects to the Certificate of Appropriateness for this window due to the extensive contrary findings of fact within Chapter 8, Design and Guidelines of the City Code. More discussion was held. D. Bond being the person who made the first motion stated that he would like to withdraw his original motion to award a Certificate of Appropriateness. No one seconded. G. Featherstone made a motion to award a Certificate of Appropriateness to Stuart and Barbara Strother, owners of 424 Sixth Street, for the replacement of the old broken window with an arched window above the interior doorway. There was no second. Motion fails. More discussion was held with regards to what was considered more historic, the older photo that showed an original arched doorway, or to a later dated photo showing other buildings having rectangular transom windows. More discussion was held on whether to table.

19-18: Buena Vista Heights - Demolition of house

Bob Delbridge, owner of the first house on the left of Buena Vista Dr. is requesting permission to demolish the old house. Discussion was held. D. Bond made a motion to award a Certificate of Appropriateness to Bob Delbridge owner of the first house on the left up Buena Vista Dr. for demolition. K. Watterson seconded the motion. Roll call vote: Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All in favor, motion carries. No further discussion.

19-20: 207 Pine St – New front porch

Mike Feiler owner of 207 Pine St. is requesting permission to build a front porch on to his house. Mike stated that the house had a front porch originally, but was torn down possibly in the 1930's. K. Watterson made a motion to award a certificate of appropriateness to Mike Feiler, owner of 207 Pine St. for the installation of a front porch. D. Bond seconded the motion. Roll call vote: Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All in favor, motion carries. No further discussion.

19-08: Oak St. Parcel – removal of trees

Ryder Gauteraux is requesting a Certificate of Appropriateness for the removal of all significant trees larger than 4" in diameter located on his Oak Street Parcels 6-12. Ryder paid city clerk a \$25 check for the permit fee associated with this type of clear cutting. Bond asked if Ryder had received the proper surveys asked for by Sherman at the last meeting. Ryder informed that he did, which are available for viewing in the commissioners packets. Ryder also informed the commission that he obtained a large exterior permit for excavation from Panhandle Health District. It was noted to the commission by Ryder that burning permits are not issued by the US Forest Service inside city limits. Fire District #1 only issues burning permits during the months of May thru September but he is not proposing any burning during those months. Discussion was held. K. Watterson had several concerns, first being the identification of significant trees on the property, the requirement of a general vicinities site map which can clearly identify which trees are to be cut down as well as visible property boundary markers. More discussion was held. D. Caron made the comment that Ryder is taking a risk if the City Council doesn't give permission to cut a road in, then all these trees on the property will be cut down and will make the hill side look funny. More discussion was held. K. Watterson reference the purpose of Title 11.1.1- C (*To preserve and enhance the city's physical and aesthetic character by preventing untimely and indiscriminate removal or destruction of trees, bushes, hedges, shrubs, ground cover, or other landscaping material*). 11.1.1 - D (*To minimize surface water runoff and diversion which may contribute to flooding or erosion*). D. Copelan made a suggestion to modify the application to leave 20% of the large trees on property. Ryder agreed to amend his application to state he would leave 20% of the large trees on the property. D. Bond made a motion to award a Certificate of Appropriateness to Ryder Gauteraux, owner of Oak Street Parcels 6-12, for the removing of trees on his property with the caveat of leaving 20% of the large significant trees. B. Hood seconded the motion. Roll call vote: Bond: aye, Murphy: aye, Copelan: aye, Featherstone: no, Watterson: no, Hood: aye. Motion carries. No further discussion.

Informational:

1. SHPO officers were here last month and have agreed to help the City of Wallace acquire consultants to update our historic preservation plan.
2. The City of Wallace Council has approved D. Copelan to pursue a Gem Grant to move #3 Bank to Wallace Visitors Center. Have started filling our Portal Application.
3. P&Z FAQs have been printed and folded. Water District declined to put them in the billing. Will ask Mayor Mogensen if they can be put in with the Sewer Billing.
4. Holy Trinity Church has a non-profit interested in caretaking the church. Planning an anniversary blessing Sunday, May 19.

D. Bond made a motion to adjourn. G. Featherstone seconded. Roll call for adjournment. Bond: aye, Murphy: aye, Copelan: aye, Featherstone: aye, Watterson: aye, Hood: aye. All were in favor. Motion carries.

Meeting adjourned 7:02 pm.

David Sherman 6/5/19
David Sherman, Chairperson

Attest:

Amanda Trogden
Amanda Trogden, Deputy City Clerk