

HERITAGE PRESERVATION COMMISSION
Regular Meeting Minutes – Tuesday, June 27, 2023
Community Center – Governors Room

A regular meeting of the Heritage Preservation Commission (HPC) meeting was called to order by Chairperson Larry Potts at 5:30 pm. Commissioners Potts, Brian Oviatt, Colleen Jacks, Joe Metzen, Dustin Sharstrom, Remo Alexandri, and David McGuire were in attendance. Visitors present were Jesse Wenisch, (JW Construction & Design), owner of 217 South Minnesota Avenue and Megan Willette (Kaduce Properties), owner of 424 South Minnesota. City staff present was Community Development Director Ben Baker.

Approval of Agenda

A motion was made by Oviatt, seconded by Sharstrom to approve the agenda as presented. With all in favor, the agenda was approved.

Approval of Minutes

The minutes of the April 25, 2023 regular meeting were presented. A motion was made by Metzen, seconded by Jacks to approve the minutes. All members voting aye, the minutes were approved as presented.

Consider Approval of Four (4) New Replacement Façade Windows at 217 South Minnesota Avenue – Jesse Wenisch, JW Construction & Design

Baker provided a staff report and stated Wenisch has submitted an application to replace 4 double hung windows on the upper story of his building.

Wenisch stated that the windows will remain the same size as the existing windows. He indicated that he would like to use bronze-colored frames since bronze seems to be popular on the downtown buildings.

A motion was made by Sharstrom, seconded by Metzen to approve the replacement of 4 double hung windows, bronze in color, on the upper story of 217 South Minnesota. With all members voting aye, the motion carried.

Consider Approval of a Low-Profile Rooftop Array at 424 South Minnesota Avenue – Megan Willette, Kaduce Properties

Baker stated that Willette would like to install a low-profile rooftop solar array on her building and has submitted an application for HPC approval.

Baker said that panels are barely visible from Highway 169, northbound.

Members agreed and added that they foresee more applications being submitted for solar panels in the near future.

A motion was made by Sharstrom, seconded by Jacks to approve the request for solar panels as submitted. All members voting aye, the motion carried.

Reports & Updates

101 South Minnesota Avenue – New Windows Installed – Baker reported that new windows have been installed at 101 South Minnesota Avenue.

Oviatt commented that the rear window of the building has not been sealed up.

Baker said he would ask the Building Official to check to see if the window has been installed or sealed up.

2023 Preserve Conference - Mankato-September 27 – 29, 2023 – Baker reminded the Commission that the Preserve Minnesota Conference will be held in Mankato on September 27th – 29th and if they are interested in attending, to contact him.

Colleen Jacks stated that she would like to attend.

4 Seasons Building – Baker stated that the south wall repair at 208 South Minnesota Avenue is on hold. He indicated that the contractor that was working on the project is not licensed and is unable to follow through with the repair. Baker said there are two alternatives in order to proceed with the project which include; hiring a structural engineer to inspect the building or hiring a licensed contractor to do the job.

Baker mentioned that the property is for sale.

ADA (Accessibility Improvement Grant Program) – Baker stated that the EDA and City Council have approved 6 of the 18 ADA Grants that were submitted.

He said that the Capitol Room was awarded a Grant and that their project may need HPC approval, as the opening may need to be enlarged (in the rear of the building) to allow for the installation of the automatic door.

Paddlefish Brewery – Sharstrom informed the Commission that the Paddlefish Brewery has experienced some setbacks and have moved their opening date to October, 2023.

Adjourn

There being no further business, a motion was made Oviatt, seconded by McGuire to adjourn. With all members voting aye, the meeting adjourned at approximately 5:52 pm.