

**CRIPPLE CREEK HISTORIC PRESERVATION COMMISSION
MEETING SEPTEMBER 5, 2013
MINUTES**

1. Call to Order and Roll Call.

Chairperson Petty called the meeting to order at 5:04 P.M. Commissioners Petty, Maberry, Batson, Veatch and Grainger were present. Alternate Schechter was present and was seated. Commissioners Goll and McDonald were excused. HP & Planning Coordinator Stockton was present.

2. Approval of Minutes from Meeting on July 2, 2013.

Veatch moved to approve the minutes as written, Maberry seconded, and motion carried unanimously.

3. Request to Approve Fence at 124 W. Bennett Avenue, Elizabeth Denson dba "The Kid's Corral", Applicant.

Staff stated that the applicant requests approval of a brown, plastic-coated chain link fence for the backyard playground at a new child care center at 124 W. Bennett Avenue in the building that was formerly "Crawdaddie's" Cajun Restaurant. This type of fence (brown chain link) has already been approved by the HPC when a similar use was planned for the building to the west which was then in the B&H (Historic) Zone. The HPC approval (4/9/2009) was for a 4-foot high fence with wooden posts and stringers and brown chain link fencing to replicate a more historic fencing appearance.

The applicant was present and stated that they prefer the standard metal fence posts and metal stringers due to possible injury to children from splinters. The business will provide additional, needed services to residents and visitors. Staff stated that the location is now in the BB Zone which is intended to have more flexibility regarding strict adherence to the historic guidelines than what is allowed in the current B (Downtown) zone. Although chain link fencing in the B & BB zones is not generally historically appropriate, in this case, the 4-foot high, brown chain link fence with the typical metal posts and stringers is an appropriate compromise for the intended use as a child care center. Staff recommends approval of the 4-foot high, brown chain link fence with metal posts and stringers with the following condition: 1) The fence is removed if the use of the property as a child care center is discontinued.

There was no public comment. A motion was made by Batson to approve the request with the condition that the fence be removed if the use as a day care center is discontinued, seconded by Grainger, and passed 6-0.

4. Discussion of Survey Plan Priorities, Avenue L Architects, Kathy Lingo.

Staff stated that the City has hired Kathy Lingo, Avenue L Architects, to prepare a survey plan to update the 1994 survey that the City currently has. Staff and Lingo had spent the entire day reviewing what survey documents the City has and then went on a driving tour of Cripple Creek and the surrounding area as far as Victor. Staff intends to use the survey plan from Lingo to apply for a 2014 CLG grant for compliance with state requirements to update our historic survey. Lingo stated that her initial impression is that a new reconnaissance survey (to record changes since the 1994 survey) is needed as a first step with additional intensive surveys to be spaced over several years if a decision is made that all historic properties in town are included. She recommended that the City offer a \$5K match for an estimated \$20K grant request to make our application more competitive. She will prepare the survey plan with her recommendations and deliver it to the City within a couple of weeks. Commissioners discussed the possibility of using locals to do the work. Lingo stated that to receive a grant or satisfy state requirements, survey work should be done under the direction of a qualified historic preservation professional. There was no public comment.

Other issues:

Petty stated that the new electronic sign at the Double Eagle is too bright and can be seen all the way from the Heritage Center when driving into town. In addition, she considers it a traffic hazard as it distracts drivers as they turn onto Bennett Avenue. Batson agreed and stated that the light from the sign is so bright that it shines right into the windows of his house at 530 E. Eaton Avenue.

Meeting was adjourned at 6:04 PM.