



**MINUTES**

**Glenwood Springs Historic Preservation Commission**  
**Place: Council Chambers, First Floor, City Hall**  
**Date: February 4, 2019**  
**5:15 p.m.**

**Members**

<b>Present</b>	<b>Members Absent</b>	<b>Others In Attendance</b>
Ron Carsten	Marice Doll	Gretchen Ricehill
Deborah Williams	Edward Chusid	Debra Figueroa, City Manager
Debra Bosna		Jenn Ooton, Assistant City Manager
Bobbi Hodge		
Haley Carmer		
Patricia Stark		

**Call to Order**

Chair Ron Carsten called the meeting to order at 5:17 p.m.

**Public Comment:** None.

**Announcements:** Staff indicated that Marice Doll was attending the annual Saving Places Conference in Denver.

**Minutes**

The January 2019 minutes were approved with the following corrections and additions:

- Patricia noted that Marice Doll was absent from the meeting.

**New Business**

Freight Depot

Debra Figueroa explained that the Freight Depot suffered flooding damage. City staff has been in the building salvaging documents and other items that were stored there. There is significant mold in addition to evidence of long-term mice infestation. The City is in the process of preparing to demolish the building.

Jenn Ooton discussed the Area Wide Plan which, among other things included development scenarios for the confluence area. The plan is being considered at the February 21 Council meeting. The freight depot is not included in any of the scenarios. Following plan adoption, the City will publish a request for proposals to find a master developer for the entire confluence area.

Commissioners discussed -

- Intended future use of the property;
- Potential to save the building in place;
- Opportunity to relocate the building
- Salvaging the existing building “Rio Grande” and “Freight Offices Railroad Motorway” signage;
- 8th Street mitigation which included railroad-themed retaining walls, interpretive signage and a sculpture;

- Freight depot and potential re-use as a future multimodal station.

Both Ms. Figueroa and Ms. Ooton commented that there is no opportunity to save the building in place. They requested that the Commission formalize its recommendation for the freight depot e.g.: saving & relocating to a specific site; salvaging existing signage noting dimensions; salvaging full elevations, etc. The Commission's recommendations will be transmitted to City Council. This will be a discussion item on the Commission's March agenda.

Noted in the Minutes that Ms. Figueroa and Ms. Ooton left the meeting.

### **Old Business**

#### 2019 Work Plan

The Commission discussed the work plan draft and requested that staff revise item 2C- Coal Camp cultural resources/management plan to note that the Museum received a grant to complete the project. The Commission approved the plan with the noted clarification.

Debra Bosna requested that tree preservation and a draft informational memo prepared by Edward Chusid be included as a discussion item on the March agenda.

#### Ghost Sign Policy

Staff noted that Edward Chusid provided an updated draft policy for Commission consideration. Bobbi Hodge made a motion to accept the ghost sign policy statement as written. Debra Bosna seconded the motion. Motion carried unanimously.

#### Building Permit Letter

Staff noted that Edward Chusid provided an updated draft of a letter template to building permit applicants. The Commission reviewed the letter and recommended striking "we wanted to alert you to this opportunity prior to your beginning construction" from the 4<sup>th</sup> paragraph. Haley Carmer moved to approve the letter as amended. Patricia Stark seconded the motion. Motion carried unanimously.

#### Pikes Peak Ocean to Ocean Sign

The Commission reviewed the draft sign text and formatting and discussed the possibility of placing the sign in the green space at 6<sup>th</sup> and Donegan. The Commission recommended removing the two logos at the bottom of the sign. Haley Carmer moved to approve the sign text and formatting as corrected. Patricia Stark seconded the motion. Motion carried unanimously.

### **Commission Comments and Other Business**

The following items be included on the March agenda:

- Freight depot recommendations
- Tree preservation information review and discussion
- Landmark booklet estimated printing cost & budgeting through discretionary grant or tourism grant.
- Preparation for future joint HPC and City Council

### **Adjourn**

Hearing no further business, the Commission adjourned at 6:34 PM.