

**Columbus Historic Landmarks and Preservation Commission**  
**Meeting Minutes**  
**Wednesday, March 22, 2023**  
**Columbus Community Center**  
**161 North Dickason Boulevard**

The meeting was called to order by Chair Ruth Hermanson at 4:00 p.m.

Attendance: Present Commissioners Altschwager, Kaland, Elling, Hermanson, Gilbertson, and Nichols. Recreation Director Meyers and Alder Gray were also present. Commissioner Ulrich was absent and excused.

Notice of open meeting: Chair Hermanson noted that the meeting agenda had been posted and distributed per State Statutes.

Citizen comments on agenda items: Helen Klock appeared to outline her request for the potential historical study report on the City Hall auditorium. She indicated that a current estimated cost of \$67,000 was in hand and she requested that this item be on the April CHLPC agenda. The City Council has postponed any discussion on this question until their April 3 meeting. As this was not on the March CHLPC agenda no action was taken. Ms. Klock left at the conclusion of this item.

Approve agenda: Motion by Nichols, second by Kaland, to approve the agenda as posted. Motion carried unanimously.

Approve minutes from the Regular Meeting February 15, 2023: Motion by Nichols, second by Gilbertson to approve the minutes as presented. Motion carried unanimously.

Council Liaison Report: Council liaison Gray addressed questions from Chair Hermanson and commissioners Nichols, Gilbertson and Altschwager regarding the property at 1400 Park Avenue. He described the upcoming Request For Proposals (RFP) process and possible direction. He stated that the home on this property was certainly useable. He also stated that to relocate the home would likely cost up to \$250,000. The large barn on the property had been open to the elements and was likely not viable for restoration.

Liaison Gray also stated that the City would be requesting proposals for all three large city-owned tracts that he described as Dingee property, Countryside, and Tower Drive lands. The purpose in having these properties is to encourage development and an increased tax base. He and other Council members are very concerned about the future levels of service and needs of the community within the existing tax base.

Since the City Council was using ARPA monies for encouraging development in the city, Liaison Gray suggested that the Columbus Water and Light Department may have monies available for any future HVAC and insulation work at the Pavilion at Fireman's Park.

Staff Report: Recreation Director Meyers noted that since the Pavilion rentals are running into 2024 there is more interest in the RestHaven building for smaller events. She has been taking reservations with the caveat that the building is scheduled for renovation during 2023 and potential renters should have a "back-up" location in place.

Treasurer's report: Altschwager presented the report as of February 15, 2023.

- Susan Stare Auditorium Fund (CD)		\$ 18,753.00
- Water Tower Fund	253474	\$ 3,312.67
- Mary Poser/ Former Columbus Auditorium Corporation	2502700 (CD)	\$ 30,512.58
- RestHaven Improvement	255362	\$ 64,989.34
- Façade Improvement Fund	255707	\$ 130.43
- Columbus Pavilion ADA Accessibility Fund	250968	\$ 3,942.59
- CHLPC Account	187450	\$ 33,415.50

Motion by Nichols, second by Gilbertson to approve payment of \$1,745 from account #255362 to Design Coalition for work documented in Invoice #1777 dated March 20, 2023. Motion carried unanimously.

Motion by Elling, second by Kaland to accept the Treasurer's report dated March 22, 2023. Motion carried unanimously.

Status of Ordinance Review: Commissioners and Liaison Gray discussed the e-mail responses and direction from the City Attorney and City Administrator. The group noted that on September 14, 2022 Liaison Gray had recommended the commissioners study and recommend a draft Ordinance and that Administrator Ellefson and Mayor Arnold were aware of this recommendation. Liaison Gray indicated that he would review the status of the project with Administrator Ellefson and notify Chair Hermanson on the next steps.

Liaison Gray offered two alternate procedures for action going forward:

- A. After his conversation with Administrator Ellefson, he would place the draft ordinance on the April 3, 2023 Committee of the Whole meeting agenda as Council President for discussion and direction. OR
- B. After his conversation with Administrator Ellefson, the draft ordinance would return for one more review at the CHLPC on April 26 and then the commission could forward to the City Plan Commission for review and recommendation to the City Council.

The previous subcommittee agreed to meet once more on March 27 to review and make any final changes to the recommended ordinance.

Rest Haven Subcommittee Report: Chair Hermanson reported that the City Council approved the project plans and requested completion of bid documents. She reviewed the specifications and bid documents with the commissioners. She is awaiting comments and direction from the City Attorney for the bid posting.

the remaining approval process for the RestHaven project:

- Architect prepares construction drawings, City Attorney prepares bid notifications
- CHLPC reviews construction drawings and recommends to City Council
- City Council reviews construction drawings and authorizes bid notifications/publishing
- Notice of bids in newspaper and to various contractors
- Receipt of bids by City Clerk
- Review bids by City staff with recommendation to City Council
- Recommendation on funding source by CHLPC based on potential awarded bid amount

- Acknowledge funding of project by City Council
- Award/Rejection of bid by City Council

Rest Haven presentation to Columbus Historical Society: Chair Hermanson and commissioner Kaland reported on the February 26 presentation. Their hope is to expand interest in the project and add possible donors to the list.

Report on the 2023 Calendar: Calendars remain for sale. Altschwager believes there are about 17 left.

Lanyards for members: No action.

Historic Downtown TIF District updates: No action.

Review of Dingee Property request by David Stira: Chair Hermanson introduced Mr. Stira by telephone from his home in Maryland. He reviewed the research and plans they had prepared for the property. He noted that the City Council had proceeded with property acquisition. He closed by thanking the commissioners for their attention and concerns with preservation in the city. No action was taken by the commission on this topic.

Summer Concert Series 2023: Chair Hermanson announced that there are three bands in place for the three concerts. The subcommittee is also working to identify lead-in local bands, perhaps even high school groups. The CDDC may assist with insurance costs again this year. The concerts will be held on June 14, July 12 and August 9 at the Fireman's Park.

Discussion on possible short-term CD for Rest Haven account: Commissioner Kaland noted the short time frame remaining for possible need of these monies. He encouraged the commission to review this when other CD's mature in the future. No action taken.

March 23 State Historic Preservation webinar: Commissioner Gilbertson may attend.

Items April agenda: RestHaven plans status at City Council, Ordinance update review and possible application to Plan Commission, concert series preparation, lanyards, auditorium planning and funding request.

**Next Meeting date Wednesday, April 26, 2023 at 4:00 p.m.**

Motion by Altschwager, second by Nichols, to adjourn at 6:30 p.m. Carried Unanimously.

Respectfully submitted, Henry J. Elling, CHLPC Secretary