

# **HISTORIC DISTRICT COMMISSION**

Council Chambers, City Hall  
70 Maple Street  
Manistee, MI 49660

## **MEETING MINUTES**

April 1, 2010

A Meeting of the Manistee City Historic District Commission was held on Thursday, April 1, 2010 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

Meeting was called to order at 3:03 p.m. by Chair Kracht.

### **ROLL CALL:**

**Members Present:** Dave Carlson, Maria DeRee, Teena Kracht, John Perschbacher

**Members Absent:** T. Eftaxiadis (excused), Mary Murton, Nathaniel Neider (excused)

**Others:** Mark Fedder (Manistee County Historical Museum), Travis Alden (DDA/Main Street Director), Jon Rose (Community Development), Steve Harold (Manistee County Historical Museum) and Denise Blakeslee (Planning & Zoning)

### **APPROVAL OF AGENDA:**

MOTION by Maria DeRee, seconded by Dave Carlson that the Agenda for the April 1, 2010 Meeting be approved.

With a voice vote this motion passed UNANIMOUSLY.

### **APPROVAL OF MINUTES:**

MOTION by Dave Carlson, seconded by Maria DeRee that the Minutes of the March 4, 2010 Meeting be approved.

With a voice vote this motion passed UNANIMOUSLY.

## **NEW BUSINESS:**

### **Travis Alden, Main Street/DDA Director -Update**

Travis Alden, Main Street/DDA Director report the following activities to the commission:

- ▶ Vogue Theatre - they were finally granted access for the Feasability Study. They anticipate receipt of a report in the next two weeks. The building appears to be sound, some water damage and the building needs to be buttoned up. The seats are beyond salvaging.
- ▶ Elbert Purdom - Tax Credit has been approved (State & Federal). Needs to send information about interior modifications (installation of a wooden floor in one of the offices).
- ▶ Main Street Training - attended training this past week. Spoke with Kelly Larsen who is working on the design for the Manistee Variety/Artist Mall Buildings. This request is unique because it has three street fronts. Asked if the Commission wanted a preliminary meeting with her since this is the first project in the district. The Commission agreed they would like to discuss the process and project with her.

## **OLD BUSINESS**

None

## **PUBLIC COMMENTS AND COMMUNICATIONS CONCERNING ITEMS NOT ON THE AGENDA**

None

## **CORRESPONDENCE**

Letters were sent to two property owners with internally lit signs. The signs were removed or the light turned off. Letters were sent to Mr. Matthews and Mr. Smith with the new demolition guidelines.

Jon Rose spoke with Mr. Matthews who informed him that the property has more contamination than anticipated. This may result in the need to remove more of the building than originally thought.

## **STAFF REPORTS**

### **Steve Harold**

Approved Signage for Love Inc. 453 River Street - 10 sq. ft. wall sign. This permit was issued #PHDC10003.

Approved Signage for The Book Store, 391 River Street - 32. sq. ft. wall sign. 2 sq. ft. projecting sign. This permit was issued #PHDC10004.

Approved Signage for Personalized Communication, 135 Washington Street - 9 sq. ft. Wall Sign, Window Signs on Washington Street; 60 sq. ft. Wall Sign on Taylor Street. This permit was issued #PHDC10005.

Approved Paint Colors for Sharry Curtis, 141 - 149 Washington Street "Hotel Northern" . Behr Paint Colros "Kenya - UL140-19" (Body), "Oregano Spice - LU200-19" (Doors), "Ancient Root - UL140-23" (Accent/Window Trim), "Espresso Beans - UL160-23" (Columns & Awning). This permit was issued #PHDC10006. Mr. Harold also gave Ms. Curtis Awning Information.

### **Jon Rose/Denise Blakeslee**

Updated the Historic District Commission on possible amendments to the Sign Ordinance that would include signage in the Historic District.

MOTION by John Perschbacher, seconded by Maria DeRee to inform the Planning Commission that the City of Manistee Historic District endorses the proposed signage changes in the Historic District.

## **Commissioners**

**John Perschbacher** - in response to the issues he raised at the last meeting Nathaniel Neider spent some time on the internet trying to assist Mr. Perschbacher in answers to his concern. As of today no information has been obtained. T. Eftaxiadis went to Mr. Perschbacher's residence and took brick and mortar samples. These samples were taken to the workers who did repair work on the "Old State Hospital" in Traverse City. As of today no information has been received.

**Dave Carlson** - Spoke of the large amount of interest in commercial properties in the downtown. There is a lot of positive comments about the community.

The Next meeting of the Historic District Commission will be on Thursday, May 6, 2010 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street.

**ADJOURNMENT:**

MOTION by Maria DeRee, seconded by Dave Carlson that the meeting be adjourned. Motion passed unanimously.

MEETING ADJOURNED AT 4:03 P.M.

MANISTEE HISTORIC DISTRICT COMMISSION

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Denise J. Blakeslee, Recording Secretary