

**HISTORIC PRESERVATION COMMISSION
MINUTES OF THE REGULAR MEETING
July 25, 2023**

A meeting of the City of Montrose Historic Preservation Commission was held on **Tuesday, July 25, 2023** in the City Council Chambers of the Elks Civic Building located at 107 S. Cascade Avenue, Montrose, Colorado. Said meeting was posted in accordance with the Sunshine law.

PRESENT: Kenneth Huff, Jon Horn, Danielle Godt, Catherine Stroh, John Eloë, Darlene Mora

ABSENT: Jeremy Omvig, Amanda Lloyd

GUESTS: Planner II William Reis, City Clerk Lisa DelPiccolo, Nancy Schroeder

CALL TO ORDER AND INTRODUCTIONS

The meeting was called to order at 5:05 p.m.

APPROVAL OF THE MINUTES

The Historic Preservation Commission considered the minutes of the regular meeting held on June 27, 2023. The minutes were corrected to reflect that John Eloë was present. A motion was made by John Eloë, seconded by Catherine Stroh, to approve the minutes of the June 27, 2023, regular meeting as corrected. All voted yes. Motion passed.

ADDITIONS AND DELETIONS

There were no additions or deletions to the agenda.

PUBLIC COMMENT

There was no public comment.

PUBLIC HEARINGS

Historic Designation Hearing – Coors Building

Planner II William Reis introduced applicant Nancy Schroeder, owner of the Coors Building.

Mr. Reis reviewed the eligibility for historic designation and stated that the Coors Building, built by the Adolf Coors Company in 1905, is eligible due to its age, its association with the history of saloons in Montrose, and its design and construction elements of early 20th century architecture. Mr. Reis gave an overview of the history and purpose of the building as well as its architectural features.

Mr. Reis recommended approval of the historic property designation stating that the building meets all eligibility and integrity requirements.

Discussion:

Ms. Schroeder reported that her plans for the building are not definite, but she intends to retain the historic qualities.

A motion was made by Kenneth Huff, seconded by Danielle Godt, to approve the application for Historic Designation of the Coors Building as presented. All voted yes. Motion passed.

Alteration of a Designated Historic Property located at 39 W. Main Street

Planner II William Reis reported that David Fishing, owner of the Potato Growers Building, would like to restore the painted sign on the building, and he intends to apply for grant through the city's Façade Grant Program.

Catherine Stroh recused herself from the discussion stating that her husband is a consultant on the project. Ms. Stroh left the City Council Chambers at 5:20 p.m.

Discussion:

Mr. Reis reported that the Potato Growers Building received historic designation in 2019. Masonry restoration damaged the historic signage, and Mr. Fishing is seeking to repair the damage.

Mr. Reis recommended approval of the proposed alteration based on the findings within the staff report dated July 25, 2023. Exterior alterations shall be limited to those within the staff report as described to and approved by the Historic Preservation Commission during the public hearing on July 25, 2023.

A motion was made by Kenneth Huff, seconded by Danielle Godt, to approve the application as presented. All present voted yes. Motion passed.

Ms. Stroh rejoined the meeting at 5:31 p.m.

REPORTS / PRESENTATIONS

Review of feedback from MADA meeting:

Planner II William Reis provided an update on the meeting at MADA on June 22, 2023, and stated that a summary is included in the meeting packet.

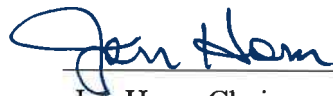
A discussion was held on adding the MADA Building to the historic building register, adding LaRaza Park as a historic site, and the possibility of designating a historic district. Mr. Reis reviewed the process of designating a historic district and the impacts on individual property owners.

Mr. Reis recommended applying for a grant for national designation with the neighborhood boundary identified, and within that boundary identifying the properties that contribute to the district. The Morada site is not currently within the boundary. A national historic district designation would not impact property rights. A City nominated district would require Historic Preservation Commission approval for every building permit.

A consensus was reached to have an information available at the Culture Fest at the Ute Indian Museum, on September 23. Jon Horn said he would draft a fact sheet to distribute and Darlene Mora said she would speak with residents of the neighborhood to determine if the idea is supported.

ADJOURNMENT

At 6:18 p.m., a motion was made by John Elo, seconded by Ken Huff, to adjourn the meeting with no further action taken.



Jon Horn, Chairperson

ATTEST:



Amanda Lloyd, Secretary