

CITY OF OSKALOOSA
HISTORIC PRESERVATION COMMISSION
Meeting Minutes
September 15, 2023

A regular meeting of the Historic Preservation Commission (HPC) was called to order at 12:00 p.m. on Friday, September 15, 2023 by Chair Mark Tennison at City Hall, 220 South Market Street, Oskaloosa, Iowa.

1. Roll Call

Present: Mark Tennison, Cheryl Benson, Janel Campbell, Carri Vande Ree, Cheryl Lockwood, Pat Sodak.

Absent: Dan Carmichael, Tim Foster

Staff: Shawn Christ, Adam Eklofe

Others: Nancy Swope, Jennifer Romas

2. **Approval of the Minutes.** It was moved by Benson, seconded by Lockwood, to approve the May 19, 2023 meeting minutes. Motion carried unanimously.

3. **Citizens to be Heard.** None

4. New Business

- A. Consider an application for a Certificate of Appropriateness for 105 1st Avenue West (rear of 121 South Market Street). Nancy Swope applied for a Certificate of Appropriateness for repairs which altered the rear façade without HPC approval. Work was completed in late July 2023. The scope included coating the rear north brick wall with bonding cement and painting the finished surface. Contractor Wyatt Woods of Century Brick Repair indicated the bonding cement is reinforced to prevent cracking and is breathable, as is the Sherwin Williams topcoat. The paint color matches the masonry color of the first floor of the rear south wall. Campbell said the products seem appropriate but coating the wall is not preferred and may not have been approved if requested in advance. Tennison agreed and said there seems to be no other option, the product can't be removed without destroying the wall. This could set a precedent and owners should not assume this approach will be approved. Sodak said rear wall appearance is important, particularly with the city's increasing use of downtown alleys for seating and events. Campbell asked for a staff recommendation. Christ said he is comfortable with approval because the products are breathable, the commission has approved wall coverings previously, and the design guidelines allow flexibility on rear walls where there isn't a storefront. Educating the public about the HPC process may also help, which has primarily been done by the Main Street group. Motion by Benson to approve the Certificate of Appropriateness after the fact but acknowledge to the public this is not the best practice and may not be approved in the future. Second by Lockwood. Motion carried unanimously.

- B. Consider an application for a Certificate of Appropriateness for 119 South Market Street. Jennifer Romas of Shop Jen Miracle applied for a Certificate of Appropriateness

for new trim paint, a new business sign, and gooseneck lights above the sign. The scope for paint work is to replace the blue trim color on the first-floor storefront with a black color. Two (2) black color options were presented for consideration. Individual black letters will be placed on the sign panel above the store entrance. There was discussion about color. Black is used frequently downtown, and individuality is preferred, but the color choice matches the windows and seems appropriate for the building. Someone asked Romas about the awning and her preferred color. Romas said the awning isn't used and she prefers the darker color option 1 (Tricorn Black). It was moved by Lockwood, second by Sodak, to approve the Certificate of Appropriateness for option 1 with Tricorn Black, lighting and signage as presented. Motion carried unanimously.

- C. Commissioners revisited item 4A, 121 South Market. Campbell said the pictures show openings in the wall coating so water infiltration is still a concern. Their decision shouldn't lead to premature wall failure. Commissioners agreed and discussed options. It was decided that Building Inspector Adam Eklofe will speak with Nancy Swope and encourage her to complete the work by sealing edges and gaps.
5. **Adjournment.** With no further business it was moved by Lockwood, seconded by Vande Ree, to adjourn the meeting at 12:39 pm. Motion carried unanimously.

Minutes by Shawn Christ