City of Cedar Rapids
Historic Preservation Commission

Call Meeting to Order - Roll Call

1. Public Comment
   Each member of the public is welcome to speak and we ask that you keep your comments to five (5) minutes or less. If the proceedings become lengthy, the Chair may ask that comments be focused on any new facts or evidence not already presented.

2. Approve Meeting Minutes

3. Presentations
   a) Historic Rehabilitation Program Update

4. Action Items
   a) Demolition Review
      i. 409 30th Street Drive SE – House (City owned FEMA project)
   b) Historic Preservation 2020 Work Plan Approval & Recommendation to City Council
   c) Demolition Applications On Hold
      i. 606 5th Avenue SE – House – expires 12/10/19
      ii. 1416 4th Avenue SE – House – expires 12/23/19
      iii. 601 8th Avenue SE – Commercial building – expires 12/23/19
      iv. 1107 Old Marion Road NE (Elmcrest Country Club) – House – expires 11/23/19

5. Discussion Items
   a) 1403 2nd Ave. SE

6. Future Agenda Items

7. Announcements

8. Certificate of No Material Effect Updates

9. Adjournment

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a City program, service, or activity, should contact the Community Development Department at (319) 286-5041 or email cd-plan@cedar-rapids.org as soon as possible, but no later than 48 hours before the event.
Members Present: Tim Oberbroeckling – Chair  
Ronald Mussman – Vice Chair  
Abby Huff  
Ronald Lower  
Ryan Russell  
Jennifer Cunningham  
Diana Pagan  

City Staff: Adam Lindenlaub, Community Development Planner  
Lauren Freeman, Community Development Program Coordinator  
Jeff Wozencraft, Community Development Planner  

Others Present: Bob Grafton, Wellington Heights Neighborhood Association  
Cindy Hadish, Save CR Heritage  

Call Meeting to Order  
- Tim Oberbroeckling called the meeting to order at 4:30pm  
- Seven Commissioners were present.  

1. Public Comment  
Public comments were heard.  

2. Approve Meeting Minutes – October 10, 2019  
Huff made a motion to approve the minutes. Seconded by Lower. The motion passed unanimously.  

3. Action Items  
as Certificate of Appropriateness  
ap. 1622 3rd Avenue SE – Soffit and Facia Replacement  
- Mussman made a motion to deny the Certificate of Appropriateness using aluminum material on the front of the house, but approved the use of the vinyl on the back of the house, and recommended the applicant restore the wood fascia and soffit on the front of the house or replace with wood. Huff seconded. Motion passes unanimously.  

b) Section 106 Review  
- 905 3rd Street SE – Telecommunications facility installation
• The Commission provided comments about the project.

c) Demolition Review
i. 1416 4th Avenue SE - House
• Pagan made a motion to place a 60-day hold on demolition due to the historic
significance of the house under Criteria 4, “Yielded, or may yield, information
important in history or prehistory.” Cunningham seconded. Motion passed
unanimously.

ii. 601 8th Avenue SE – Commercial Building
• Huff made a motion to place a 60-day hold on demolition due to the historic
significance of the building under Criteria 4, “Yielded, or may yield, information
important in history or prehistory.” Russell seconded. Motion passed
unanimously.

iii. 1107 Old Marion Road NE (Elmcrest Country Club) – House
• Pagan made a motion to place a 30-day hold on demolition due to the historic
significance of the house under Criteria 3, “Embodies the distinctive
characteristics of a type, period, or method of construction, or represents the
work of a master, or possesses high artistic values, or represents a significant
and distinguishable entity whose components may lack individual distinction;”
and Criteria 4, “Yielded, or may yield, information important in history or
prehistory.” Lower seconded. Motion passed unanimously.

5. Discussion Items
   a) 1403 2nd Avenue SE Update

6. Future Agenda Items
   a) There were no future agenda items requested.

7. Announcements
   a) Staff provided an update on the Historic Asset Inventory Sub-Committee.

8. Certificate of No Material Effect Updates

9. Adjournment
   a) Huff made a motion to adjourn the meeting. Seconded by Pagan. The motion passed
unanimously, and the meeting adjourned at 5:21pm.

Respectfully Submitted,
Lauren Freeman, Program Coordinator
Community Development
Historic Preservation Commission Agenda Item Cover Sheet

Meeting Date: November 14, 2019

Property Location: 409 30th Street Drive SE
Property Owner/Representative: City of Cedar Rapids
Demolition Contact: Schrader Excavating & Grading.
Year Built: 1920
Description of Agenda Item: ☑ Demolition Application ☐ COA ☐ Other

Background and Previous HPC Action: The structure for demolition is one-story, single-family house built in 1920. The condition is above normal, per the City Assessor. This house was purchased by the City using FEMA funds due to repetitive loss claims resulting from Indian Creek flooding. FEMA encourages the removal of homes in floodplains, or that have received frequent flooding, to prevent loss of life and resources. The City is required to have the house demolished and the parcel cleared by December 25th of this year.

SHPO has reviewed the project and has determined that there is no historic significance to this structure.

City Assessor Information on the parcel: https://cedarrapids.iowaassessors.com/parcel.php?parcel=141145700600000
Historic Eligibility Status: Eligible ☑ Not Eligible ☐ Unknown ☑ N/A ☐
Explanation (if necessary): The house has not been surveyed.

If eligible, which criteria is met:
☐ Associated with significant historical events (Criteria A)
☐ Associated with significant lives of person (Criteria B)
☐ Signifies distinctive architectural character/era (Criteria C)
☐ Archaeologically significant (Criteria D)

Other Action by City: Yes ☑ No ☒ N/A ☐
Explanation (if necessary):
Recommendation: Immediate release

Rationale: The house is highly susceptible to flooding and continued use as a dwelling is not recommended.
REQUEST FOR SHPO COMMENT ON A PROJECT

Submit one copy with each property for which our comment is requested. Please print or type. Return to: State Historical Society of Iowa, State Historic Preservation Office, 600 E. Locust St, Des Moines, IA 50319-0290

I. GENERAL INFORMATION
   a. Property Name: ____________________________
   b. Property Street & Number: 409 30th St. Dr. SE
   c. County: Linn City: Cedar Rapids Zip: 52403
   d. Federal Agency: FEMA Federal Funding Program/Permit: Hazard Mitigation Grant Program
   e. Agency Project No.: DR-4386-IA F. S426 If HUD, circle one: 24 CFR Part 50 or Part 58
   g. Contact Address: 101 1st St SE, Cedar Rapids, IA Zip: 52401 email: spumphrey@cedar-rapids.org

II. IDENTIFICATION OF HISTORIC PLACES
   Scope of Effort Applied
   □ As agreed in programmatic or other agency agreements with SHPO (if applicable)
   □ Includes the attached elements required under 36 CFR 800.4(a)
     1) Area of potential effects, as defined in 800.16(d), is shown on map
     2) Existing information has been reviewed on historic properties in the property area at SHPO office and/or other locations of inventory data
     3) Information has been sought from parties likely to have knowledge about historic properties in the project area
     4) Information gathered from Indian tribes, as appropriate

   Identification Results
   History and Architecture
   □ An attached Iowa Site Inventory form is completed for each building 50 years of age or older

   Archaeology
   □ Yes □ No The project will involve excavation
   If yes, submit all of the following information (use attachments of necessary)
     1) Precise project location map (preferably U.S.G.S. 7.5 min Quad with name, date, & location)
     2) Site plan showing limits of proposed excavation
     3) Number of acres in project [ ]
     4) Legal location: Section(s) ______ Township(s) ______ Range(s) ______
     5) Description of width and depth of proposed excavation and current conditions of project area

III. APPLICANT CERTIFICATION (Check Either Adverse Effect or No Adverse Effect for Historic Property Affected category)
   Findings (Check One)
   □ No historic properties will be affected (i.e., none are present or there are historic properties present but the project will have no effect upon them) and adequate documentation under 800.11 is provided, including:
     1) A description of the undertaking, specifying the Federal involvement, and its area of potential effects, including photographs, maps, drawings, as necessary and
     2) A description of the steps taken to identify historic properties, including, as appropriate, efforts to seek information pursuant to 800.4(b) and
     3) The basis for determining that no historic properties are present or affected.

   I understand that the SHPO has 30 days from receipt to object to the finding, after which the applicant’s responsibilities under Section 106 of the Historic Preservation Act are fulfilled.

   □ An historic property will be affected for which documentation is provided as required in 36 CFR Part 800.11(e) and, in applying the criteria of adverse effect under 800.5, propose that the project be considered to have (Check One):
     □ A No Adverse Effect under which, in consultation with the SHPO, the project will be modified or conditions imposed to avoid adverse effects. I understand that failure of the SHPO to provide a dated response within 30 days from receipt to the finding shall be considered agreement of the SHPO with the finding
     □ An Adverse Effect is found and the applicant, or other federally authorized representative, will consult with the SHPO and other consulting parties to resolve the adverse effect under 800.6

   Federally Authorized Signature: ROBERT L BEARDSLEY Date: 28 January 2019
   Type name below ➔

IV. STATE HISTORIC PRESERVATION OFFICE COMMENT
   □ Agree with the finding in section III above (move to reader’s file)
   □ Object to the finding for reasons indicated in attached letter
   □ See attached follow-up letter

   Cannot review until information is sent as follows:

   Authorized Signature: ____________________________ Date: 3/23/2019

Please mail a copy of this signed statement to your contact person at the Federal Agency
City of Cedar Rapids
Building Services Department
500 15th Avenue SW, Cedar Rapids, IA 52404
Main Phone: (319) 286-5831 Fax: (319) 286-5830

DEMOLITION PERMIT APPLICATION
**Permit is valid for 30 days from date of issue**

Address of Demolition:
409 30TH ST DR SE

GPN:
14114-57006-00000

Reason: (optional)
DEMO

Property Owner's Name:
TOMMY & JULIA PATTERSON

Phone:
N/A

Property Owner's Address:
409 30TH ST DR SE

City / State / Zip Code
CEDAR RAPIDS / IA / 52403

Contractor's Name:
SCHRADER EXCAVATING & GRADING CO

Phone:
319-845-3061

Contractor's Address:
1840 COMMERCIAL DR

City / State / Zip Code
WALFORD / IA / 52351

Type of Building: [✓] Single Family [ ] Multi Family #

Units [ ] Commercial [ ] Accessory Building

Size of Building: Dimensions are: 32' X 36' -6"

Number of Stories: 1

Height: 20'

Building has Basement: [✓] Yes [ ] No

If Yes, What Dimensions: GARAGE 22' X 24'

Any other structure on the parcel? [✓] Yes [ ] No

If Yes, describe: GARAGE 22' X 24'

DISPOSAL OF DEMOLITION MATERIALS

[✓] City of Cedar Rapids Landfill [ ] Private Landfill – Contact:

Phone #: Address:

It is the Responsibility of the Permit Holder to adhere to all local, state and federal regulations regarding proper inspections and removal of asbestos prior to any demolition.

UTILITIES INFORMATION

All utilities shall be abandoned in accordance with City requirements and verified and/or inspected before Demolition Permit is issued and demolition begins.

I hereby certify that I have read and examined this application and affirm the above information as true and correct and also agree to comply with the provisions of the City of Cedar Rapids Codes and any other applicable Federal & State laws concerning the demolition process and/or disposal of demolition debris. I also certify that I am authorized to demolish this building as owner or agent of the owner and agree to assume complete responsibility for any liability arising from demolition of the above building. I also agree that no burning or burying of materials shall be done within the Corporate City Limits of Cedar Rapids.

APPLICANT SIGNATURE (Please print legibly):
Justin Speed

DATE: 10-11-19

APPLICANT PHONE NUMBER:
N/A

CONTRACTOR PHONE NUMBER:
OFFICE: 319-845-3061 / CELL: 319-533-0508

CONTRACTOR SIGNATURE (Please print legibly):
Justin Speed

DATE:

PLEASE PROVIDE SIGNATURES FOR EACH FIELD BELOW

**UTILITIES DISCONNECTION INFORMATION & APPROVALS**

Water: [✓] Yes 11-7-19  [ ] No

Sewer: [✓] Yes 11-7-19  [ ] No

Alliant Energy: See Attached

Mid-American Energy: See Attached

HPC: [✓] Yes 11-4-19  [ ] No

MediaCom: See Attached

Zoning:

CenturyLink: See Attached

BSD:

Revised 03/19 sat
To: Historic Preservation Commission  
From: Lauren Freeman, Community Development  
Subject: Historic Preservation Commission 2020 Work Plan  
Date: November 14, 2019

**Background**

The Historic Preservation Commission is required to approve a work plan annually for the City Council’s review and approval. The work plan includes tasks for both the Commission and City staff and includes a completion timeline for each item. Some tasks are ongoing items that are performed regularly.

The Historic Preservation Plan, which was adopted in September 2015, includes the goals and initiatives that make up the tasks included in the annual work plan. As these tasks are completed, they are removed from the work plan. The 2019 Work Plan includes tasks that have not yet been completed, ongoing tasks, and new tasks that help achieve the goals of the Historic Preservation Plan.

In 2019, several major tasks were completed. The Historic Asset Inventory Sub-Committee established an initial inventory of historic properties and developed their 2019 focus properties list to prioritize proactive preservation strategies. The City added two new local historic landmarks in 2019, the Perkins House located at 1228 3rd Avenue SE and the Witwer Grocery Company Building (a.k.a. Bottleworks Condominiums) located at 905 3rd Street SE. Additionally, the City has committed over $71,000 in grants for exterior rehabilitation projects in the local historic districts through the Historic Rehab Program, and has already paid out over $19,000 to completed projects.

A draft of the proposed 2020 work plan will be sent to Commission members prior to the November 14 meeting. At this meeting, we will discuss 2020 tasks and their completion timelines. The work plan should be adopted by City Council prior to January 1.

**Next Steps**

After review and approval by the Commission, the draft work plan will be updated with any agreed upon changes and then go to City Council for approval.