

Brookings Historic Preservation Commission
April 11, 2024 Minutes

A meeting of the Brookings Historic Preservation Commission was held on Thursday, April 11, 2024 in the Brookings City & County Government Center. Members present: Matt Weiss, Janet Merriman, Tom Thaden, Sandra Callies, Nathaniel Condelli, and Jon Stauff. Also present were Darilyn Odegaard and Ryan Miller, City Planner.

Call to Order

Weiss called the meeting to order at 6:06 p.m.

Approval of Agenda

A motion was made by Thaden and seconded by Stauff to approve the agenda. All present voted aye.

Approval of Minutes

A motion was made by Stauff and seconded by Condelli to approve the March 14, 2024 minutes. All present voted aye.

11.1 Review Updates

No updates.

State Case Report – 426 Main Avenue

Darilyn Odegaard presented plans for exterior rehabilitation to 426 Main Avenue, also known as the Old Midland Bank Building. The main floor windows will be replaced with bronze aluminum frames. The second-floor windows will be replaced with vinyl inserts. Local welder will build a new awning over the north door. The front door will be renovated to remove the exterior vestibule in order to add an ADA ramp leading to the second set of doors. The second doorway will become the exterior door, which will also be replaced with bronze aluminum framing.

Merriman likes seeing that the windows will be more uniform in appearance. Weiss noted that the switch to vinyl on second story windows is appropriate for operability. Weiss is in general agreement with the findings of the case report but asked Odegaard to consider additional research into the original color if they so choose. Weiss thinks the color may have been a high contrast white.

A motion was made by Merriman and seconded by Staff to agree with the findings of the case report.

Odegaard asked if the work could be done in phases. Miller stated that the work can be done in phases, however, any changes to the proposed work would need to be reviewed again. Weiss asked about permitting. Miller stated that any permits or the work could be granted upon closure of the historic review.

Other Items & Reports.

a. Special Projects Updates:

- i. University Residential Historic District Plaques
No update.

- ii. BHPC Inventory

Thaden stated that the South Dakota State University archivist has begun work digitizing files. Weiss asked if they will soon be publishing. Thaden stated he will be notified when anything has been published. Published items will be located on the State of South Dakota's digital publishing page for Brookings.

iii. Preservation Month Actions

i. Open House

Merriman stated that rooms have been reserved at the Library from 5-7 PM on Thursday, May 30. A short opening presentation would be made followed by an open house with multiple stations.

Stauff has volunteered to make post cards to advertise the event. The event will be published for 6-7 PM.

ii. Reminder Letters to University Residential Historic District landlords
No update.

iii. Newspaper Press Release for Historic Churches

Thaden has prepared information on the Methodist, Presbyterian, Baptist, Lutheran and Episcopal churches. The churches were built between 1901 and 1917.

iv. Treasure Hunt

The hunt originally included 26 architectural features. These pictures could be housed in the library. Members discussed updating treasure hunt materials later in the year for future reuse.

v. Library Display

Merriman suggested using the same displays from the home show. Gritzner and Weiss will help set up.

b. Public Education Subcommittee Updates:

i. Website Updates

Two edits were made to the BHPC website.

ii. Facebook Efforts

The Facebook page has over 600 followers.

c. City Connections Subcommittee Updates:

i. Potential Survey Area East of Medary

No update.

d. Other Announcements

i. Subcommittee Discussion and Assignments

Weiss will send out a Doodle poll for interest in participating in each of the proposed subcommittees. The Public Education subcommittee will remain as is. A Codes and Design subcommittee has interest from Weiss and Callies. A new subcommittee may be formed to discuss potential incentives. Weiss would like to include Assistant City Manager Samantha Beckman. Weiss will follow up with members regarding interest in subcommittees.

Upcoming Events

a. CLC Meeting in Sioux Falls, May 22-24

b. NAPC Forum in West Palm Beach, FL, July 31-Aug 4

Next Scheduled Meeting

- The next meeting will be May 9, 2024.

Meeting adjourned at 7:43 p.m.

Matt Weiss, Chair

Ryan Miller, City Planner