

***Historic Preservation Commission
Agenda***

December 19, 2016

Council Chambers, 2nd floor of City Hall

City Hall, 749 Main Street

6:30 – 9:00 PM

- I. Call to Order
- II. Roll Call
- III. Approval of Agenda
- IV. Approval of Minutes - November 21
- V. Public Comments on Items Not on the Agenda
- VI. Probable Cause Determination – 625 Grant Avenue
- VII. Discussion/Direction - Wayfinding
- VIII. Discussion/Direction – CLG Grant
- IX. Committee Reports – Public Outreach
- X. Updates from Staff
 - Upcoming Schedule/Saving Places Conference
 - Award Ceremony
- XI. Updates from Commission Members
- XII. Discussion Items for future meetings
- XIII. Recognition of Commission Members
- XIV. Adjourn

Historic Preservation Commission Meeting Minutes

**November 21, 2016
City Hall, Council Chambers
749 Main Street
6:30 PM**

Call to Order – Chairperson Haley called the meeting to order at 6:33 pm.

Roll Call was taken and the following members were present:

Commission Members Present: Lynda Haley
Mike Koertje, arrived at 6:36 pm
Debbie Fahey
Cyndi Thomas
Chuck Thomas

Commission Members Absent: Peter Stewart
Jessica Fasick

Staff Members Present: Lauren Trice, Planner II
Susie Bye, Planning Clerk

Approval of Agenda:

Chuck Thomas made a motion to approve the November 21, 2016 agenda, seconded by **Debbie Fahey**. Agenda approved by voice vote.

Approval of Meeting Minutes:

Chuck Thomas made a motion to approve the October 17, 2016 minutes, seconded by **Debbie Fahey**. The minutes were approved as written by voice vote.

Public Comments: None

Probable Cause Determination: 921 Main Street

A request to find probable cause for a landmark designation to allow for funding for a historic structure assessment for 921 Main Street.

Conflict of Interest and Disclosure: None.

Staff Report of Facts and Issues:

Trice presents from Power Point.

- Constructed circa 1880-1893 by Joseph Doeffler, Austrian immigrant
- Magdalene Doeffler married Victor Helburg, town marshal who was killed in 1915
- Lippis family lived there for 18 years
- Converted to commercial structure by the 1980s

Architecture

- L-shaped, gable roof structure

City of Louisville

Planning Department 749 Main Street Louisville CO 80027
303.335.4592 (phone) 303.335.4550 (fax) www.ci.louisville.co.us

- Additions constructed prior to 1900
- Partial, hipped roof porch
- Clad in aluminum siding 1948-1962
- Likely original windows
- Porch extended, Victorian details added after 1999
- Oldest structures on Main Street, maintained integrity
- Zoned Commercial

Social Significance - *Exemplifies cultural, political, economic or social heritage of the community.*

- This house is associated with the Doeffler and Lipis families. It also shows the pattern of residences on Main Street which are reused for commercial purposes.

Architectural Significance - *Represents a built environment of a group of people in an era of history that is culturally significant to Louisville.*

- The vernacular structure is one of the oldest structures along Main Street and represents the character of pre-20th century Louisville.

Staff Recommendations:

Staff recommends finding there is probable cause to believe the building may be eligible for landmarking making the property eligible for up to \$6,000 for the cost of a historic structure assessment. HPC may, by motion, approve or deny the finding of probable cause.

Commission Questions of Staff:

Chuck Thomas says this currently is a commercial structure. If this goes further in the process, it will qualify for funding under a commercial structure versus residential.

Trice says based on what has been done previously, it will qualify as commercial.

Applicant Presentation:

Ken Teegardin, 558 W Willow Court, Louisville, CO 80027

I purchased the Wellness Center with the goal of making it a nice center and doing an expansion to it. I am trying to explore all possibilities such as doing a custom PUD at the same time as converting the structure to historic. It is still in the brainstorming phase. As far as a miner's house, it is a pretty nice looking one. There is value to save it.

Commission Questions of Applicant: None.

Public Comment in Favor: None.

Public Comment Against: None.

Closed Public Hearing and Discussion by Commission:

Haley says I think this structure definitely meets our qualifications. It has lots of architectural integrity, good social history, and good context as far as Main Street in general.

Chuck Thomas makes a motion to find probable cause to believe the structure at **921 Main Street** may be eligible for landmarking under the criteria in Section 15.36.050 of the Louisville Municipal Code based on architectural integrity and social history, seconded by **Cyndi Thomas**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes

Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

PUBLIC HEARING – Resolution No. 8, Series 2016, 721 Grant Avenue Alteration Certificate

A request for an alteration certificate for work on the historic structure at 721 Grant Avenue (continued from 10/17/16).

Conflict of Interest and Disclosure: None.

Staff Report of Facts and Issues:

Trice presents from Power Point:

The alteration certification was continued from the October 13, 2016 meeting when the landmark and grant were approved.

CHANGES FROM OCTOBER APPLICATION

- The HPC asked that the addition be further differentiated from the existing structure.
 - The addition will be clad in vertical wood or fiber cement siding
 - The addition will have full glass doors
 - The windows will be clad with a flat trim surround
 - The railings on the addition will be horizontal
 - Proposed November 21, 2016



- Proposed November 17, 2016



Staff Recommendations:

Staff finds the proposed architectural features (siding, window details, door details, and railings) of the new addition further differentiate it from the historic structure. Staff recommends approval of Resolution No. 8, Series 2016.

Commission Questions of Staff: None.

Applicant Presentation:

Caleb Dickinson, 721 Grant Avenue, Louisville, CO

Dickinson discusses the changes from the original house to the addition. Changes are discussed such as vertical wood siding, different doors, more squared molding on windows, roof separation clear delineation, and metal horizontal railings. We have taken to heart the feedback from the previous presentation.

Commission Questions of Applicant:

Cyndi Thomas says I appreciate you returning and presenting changes that we requested.

Fahey says you turned this project around quickly and met our requests.

Public Comment in Favor: None.

Public Comment Against: None.

Closed Public Hearing and Discussion by Commission:

Koertje makes a motion to approve **721 Grant Avenue, Resolution No. 08, Series 2016**, a resolution approving an alteration certificate for the Louisville Hospital located at 721 Grant Avenue for exterior alterations and rear addition, seconded by **Fahey**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes

Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

PUBLIC HEARING – 625 Lincoln Avenue Landmark/Grant/Alteration Certificate Resolutions Nos.10, 11, 12, Series 2016

A request to landmark 625 Lincoln Avenue. A request for an alteration certificate and a request for a Preservation and Restoration Grant for restoration work on the historic structure at 621 Lincoln Avenue.

Conflict of Interest and Disclosure: None.

Staff Report of Facts and Issues:

Trice presents from Power Point:

- Built circa 1902
- Bittner family lived the house in early 1900s
- Associated with the French community
- Lived in by people who worked in local mines: bookkeeper, fireman, miners

ARCHITECTURE

- Hipped roof with projecting gables on east and south elevation
- Overhanging eaves
- Entry porch, circular wood shingles, classical columns
- Clad in lap and shiplap siding
- Enclosed side porch
- Windows replaced
- Bay window on front façade

Social Significance - *Exemplifies cultural, political, economic or social heritage of the community.*

- This house is associated with several families who worked in the Louisville area mines including a bookkeeper, a fireman, and a miner.

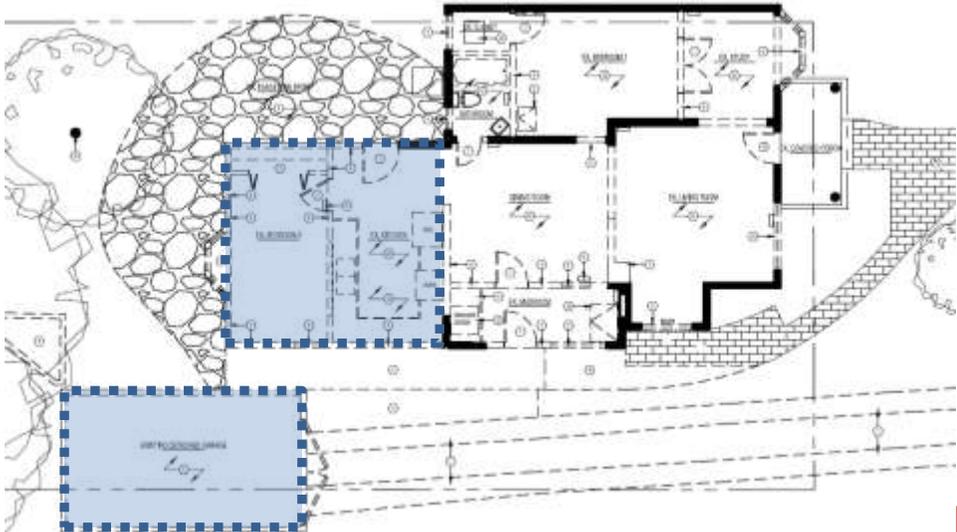
Architectural Significance - *Represents a built environment of a group of people in an era of history that is culturally significant to Louisville.*

- The vernacular structure with Victorian style decorative features is representative of the built environment in early 20th Louisville.

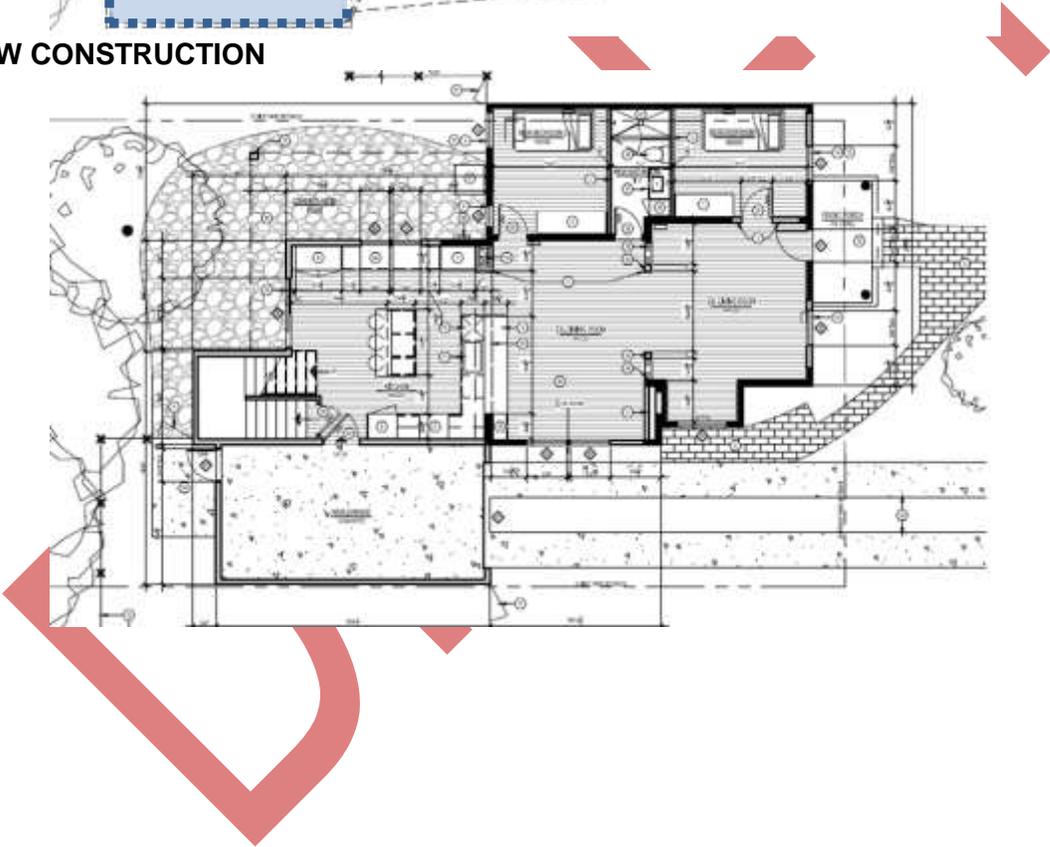
ALTERATION CERTIFICATE

- Demolition of existing rear addition and garage
- 23 feet gable roof with combination of shiplap and lap siding
- One-car garage facing Lincoln Avenue
- Details: wood-shingled gable ends, turned eaves, siding, columns
- Rehabilitation of existing historic structure
 - new windows/doors
 - restore trim
 - replace siding on north where old passageway/connection existed
 - reroof
 - decorative roof railing

DEMOLITION



NEW CONSTRUCTION



PROPOSED EAST ELEVATION



PROPOSED SOUTH ELEVATION



ADDITION

- Addition setback to rear of the lot
- Minimal visual impact from Lincoln Avenue
- Height of addition distinguishes it from existing structure
- Architectural details on addition:
 - Columns are simplified
 - Wood shingles are a slightly different shape
 - Turned eaves are larger
 - Shiplap and lap siding have the same exposure

GRANT REQUEST

- Foundation/Crawlspace - \$2,700
- Floor construction - \$800
- Roof construction - \$1,200
- Exterior walls (repair and replace siding)- \$3,000
- Exterior windows (replace all windows) - \$8,000
- Exterior door (replace front door) - \$2,000

- Roof openings (add decorative railing detail) - \$1,700
- Porches (replace wood band) - \$800
- Exterior trim/ornamentation (restore wood corner trim, window trim and fascia/soffit) - \$2,800
- Site Drainage (grading work)- \$1,500

Total request - \$21,000 (max \$20,000 plus \$1,000 bonus)

HPF Balance: \$1,054,842

Staff Recommendations:

Landmarking

- Gorce Family
- Resolution No. 10, Series 2016

Alteration Certificate

- Does the Commission find there is enough differentiation between the addition and the historic structure?
- Resolution No. 11, Series 2016.

Grant

- \$20,000
- Resolution No. 12, Series 2016

Commission Questions of Staff:

Koertje asks about the decorative railing on roof of the historic structure. Is that a restoration?

Trice says there is no documentation that it was there and it would not be typical of that style. It may be more of a reconstruction.

Koertje asks about the windows replacement and the reason for it.

Trice says the existing windows are not original. The bay window on the front will be replaced to return to the 1948 house when the windows were symmetrical on both sides.

Applicant Presentation:

Andy Johnson, DAJ Design, 922-A Main Street, Louisville, CO

Barbara Hamlington, 625 Lincoln Avenue, Louisville, CO

Johnson gives presentation from Power Point. Some of the information is repeated from the Historic Structure Assessment at the September meeting. The applications tonight are for landmark, grant funding, and alteration certificate. The south and east elevations are probably the two most significant elevations of the building and the ones most visible from Lincoln Avenue. The west elevation will entirely change. The north side has four different siding treatments and the goal is to clean this up. There are remnants from when the two buildings were connected. There are large trees on the property and we are geographically constricted on where we can build with the addition.

SITE PLAN

Johnson shows site plan with additions built in mid-century (1940s). There were later additions added in 1960-1970s based on its construction. There is a small log cabin which we will not address. **Johnson** shows what they are designating as historic. Two interesting things about the house are when the addition was built around 1940s, they did try to match up the siding to the original 2½" exposure siding. It was done fairly well but there are clear lines that show old window openings. Parts of the building had been worked on and removed, and then patched back up. There are some areas where they chose to do something entirely different. The porch is the iconic graphic part of the house. It stands out and is unique to the neighborhood. It is a portico with a lot of decoration and ornamentation. It has a scalloped front. It has return corners with profile that is essentially crown molding. The columns are ornate and the bases have been

encapsulated in concrete, probably due to rot. The old historic photo makes it difficult to see the old ornamentation and the window configuration. There was no bay window and no sliding windows. The front door was taller and had a transom above it. Locations of old windows are marked in the siding.

GRANT APPLICATION

The grant application items are outlined in your packet and deal with foundation and minor issues. Floor construction is minor. Siding, trim, ornamentation, restoration, and replacement are bigger items. Because this old house is wood and painted, there is a lot of deterioration common in Colorado houses. Window replacement is the biggest item. All windows have been replaced from the original structure and are in various states and materials, from vinyl to aluminum to wood. Grading needs to be addressed to get water away from the foundation.

ALTERATION CERTIFICATE

Barbara Hamlington speaks. At the previous meetings, my husband and I were able to convey to the HPC the reasons we moved to Louisville; because of the family-friendly community and because of the beautiful charming homes that dot the streets and neighborhoods. When we purchased this property, we made a conscious decision to commit to honoring the structure no matter how much work it entailed and to honor the stories of families before us. When we went through the design process with Andy, we had difficult decisions. How do we make this property useful for a moderate family but also honor the structure? Over the years, the structure has been remodeled in lots of phases. We want to try and restore the original structure to where it was. As far as making it functional for a modern family, the two-story addition we decided on differentiates the original structure from the new structure.

Andy Johnson speaks. The existing house is 1300 SF. We are removing 576 SF plus the garage. We are adding another 1300 SF back for a total of about 2000 SF. The entire original house remains intact and untouched. We needed to have some consistent detailing in the house in order to balance out this much larger addition. The addition will have a garage, a main level, and an upper level which cantilevers over the patio on the north side. We will remove the most previous addition and add a two-story addition to the back. We will fill in with roof to make the connection to the two-story building, which will be different from the front. The front east elevation when viewed from the street will honor the original house, putting it front and center. It keeps the portico and original structure your primary focus from the street and sidewalk. We added a railing detail to create a buffer between the first level and second level. We added some columns around the garage and simplified the design so the portico columns are more special, but have similar detail to the front. There is consistency between the two. The biggest thing about the alteration certificate application is the scale and form which are very different from the one-story hip structure. There are similar window types, but done in groupings and size that are more contemporary.

Commission Questions of Applicant:

Koertje asks about the decorative railing on the roof of the historic structure. Is that a restoration and what is the purpose?

Johnson says studying in the houses on Lincoln Avenue, from South Street to Hutchinson, this house is typical of the west side of Lincoln. They come with a little flattened-off roof. Every one of these houses had a crow's nest. What do you do with this odd architectural element? The fencing detail is the answer. The neighbor to the north has theirs intact and it was restored. Many are not existing today because of snow build-up, rot, and decay from CO weather. This block of Lincoln has a few fencing details still intact. It seems consistent with the neighborhood.

Haley asks the HPC if there are any questions regarding differentiation.

Chuck Thomas says the problem with differentiation is that it is a black and white rendering viewed in a scale and distance that can be deceiving. Looking similar was done on purpose, but

there is enough differentiation from my point of view. The design is entirely acceptable as meeting the criteria to be different enough so that it differentiates from the original structure.

Haley asks what the material of the siding on the new construction. Will it be wider than the original siding?

Johnson says the siding will be fibrous cement and be a 3" exposure. It will be similar but wider. The original siding is 2" to 2½".

Haley says the siding would be a simple way to see difference between the original and new.

Johnson says there will be differentiation from the material standpoint. Looking at it from a full picture perspective, one of the unique things is all materials are not presented in one elevation. Just focusing on the material alone is limiting.

Haley says one of our criteria is material differentiation between the original and new addition.

Cyndi Thomas says a previously approved proposal was a two-story front building. This proposal is a single story with an off-set addition and garage.

Fahey says I am okay with the differences that exist. I wonder about the railing on the top. I like it going back to the original style of windows and doors on the front façade.

Koertje says I understand the point about similarities, but the addition is differentiated enough because it is two stories and because of the garage door.

Public Comment in Favor: None.

Public Comment Against: None.

Closed Public Hearing and Discussion by Commission:

Chuck Thomas makes a motion to approve **625 Lincoln Avenue Landmark, Resolution No. 10, Series 2016**, a resolution making findings and recommendations regarding the landmark designation for a historical residential structure located on 625 Lincoln Avenue, seconded by **Fahey**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

Fahey makes a motion to approve **625 Lincoln Avenue Alteration Certificate, Resolution No. 11, Series 2016**, a resolution approving an alteration certificate for the Gorce House located at 625 Lincoln Avenue for exterior alterations and a rear addition, seconded by **Chuck Thomas**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

Fahey makes a motion to approve **625 Lincoln Avenue Grant Application, Resolution No. 12, Series 2016**, a resolution making findings and recommendations regarding a preservation and restoration grant for the Gorce House located at 625 Lincoln Avenue,

1. The Historic Preservation Commission recommends the City Council approve the proposed Preservation and Restoration Grant application for the Gorce House, in the amount of **\$20,000**.

seconded by **Koertje**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

PUBLIC HEARING – 701 Garfield Avenue Landmark/Grant/Alteration Certificate, Resolutions Nos. 13, 14, 15, a request to landmark 701 Garfield Avenue. A request for an alteration certificate and a request for a Preservation and Restoration Grant for restoration work on the historic structure at 701 Garfield Avenue.

Conflict of Interest and Disclosure: None.



Staff Report of Facts and Issues:

Trice presents from Power Point:

- Constructed in 1907 by “Tony” Romeo with stone from Marshall
- “Tony” Romeo, born in Italy, was a miner, union organizer, and owner of Front Street store
- Known as a musical family

ARCHITECTURE

- Classic cottage style
- Unique stone structure
- Additions on south and west elevations

- Wood frame garage, date unknown
- Dormers enlarged, new dormer on west elevation, east balcony removed
- Removal of two corbeled brick chimney

Social Significance - Exemplifies cultural, political, economic or social heritage of the community.

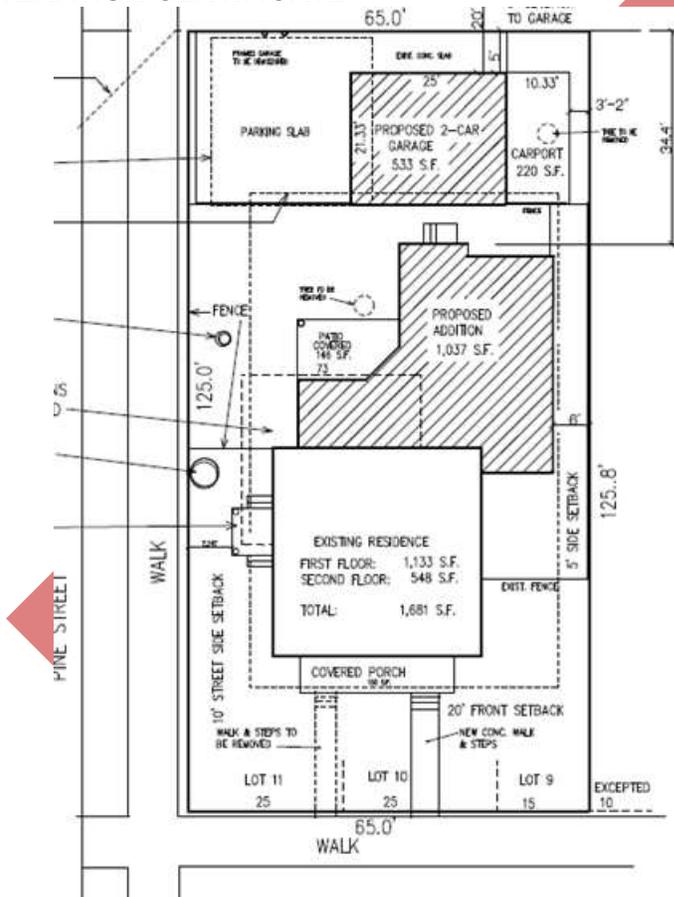
- This house is associated with the Romeo family, which has ties to Louisville's mining and union heritage and the ethnic Italian heritage of early 20th Louisville.

Architectural Significance - Demonstrates superior craftsmanship or high artistic value.

- The structure is Louisville's only example of a residential stone dwelling from the early 20th century. The structure is also an example of the Classic Cottage style.

The applicant conducted a Historic Structure Assessment without a grant, wanting to move the process faster, and paid for it.

ALTERATION CERTIFICATE

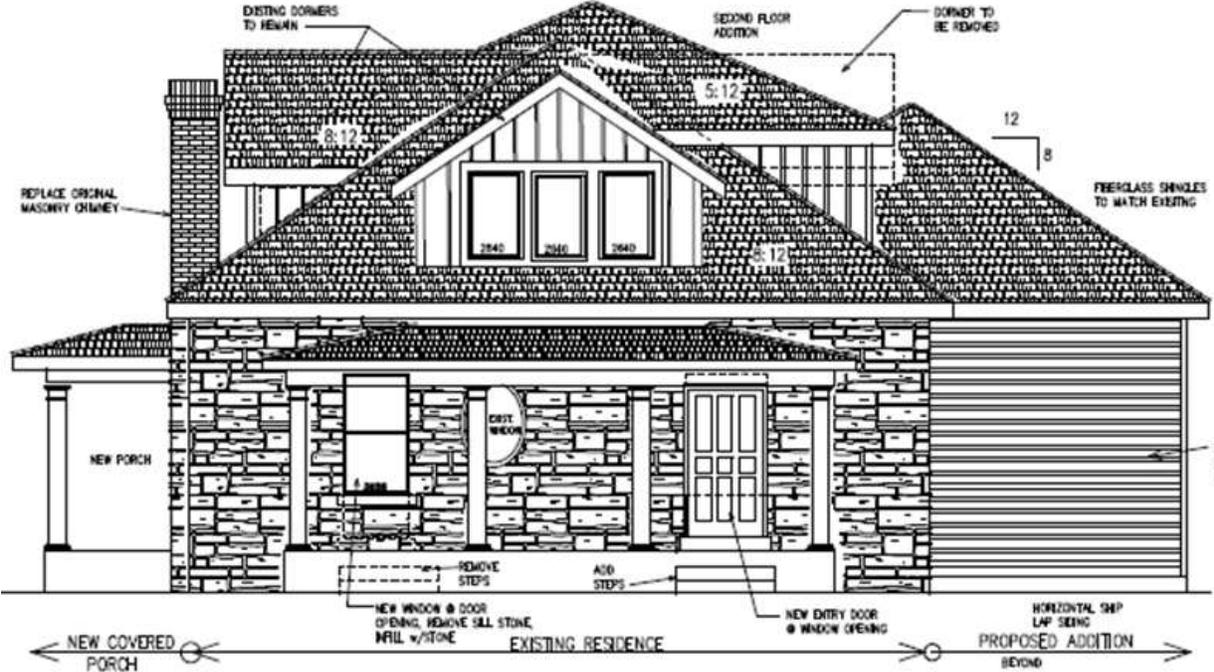
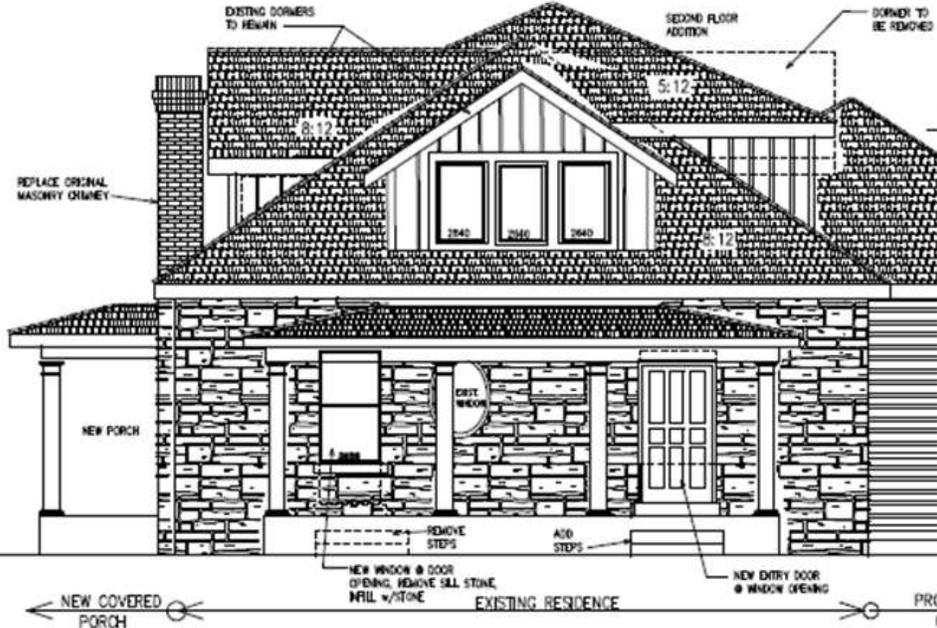


- Demolition of existing sunroom, enclosed porch and garage (already approved in separation permit)
- 1-2 story addition
- Shiplap and vertical board & batten siding
- Rear patio with hipped roof
- Side porch off of existing south elevation
- New detached garage/carport

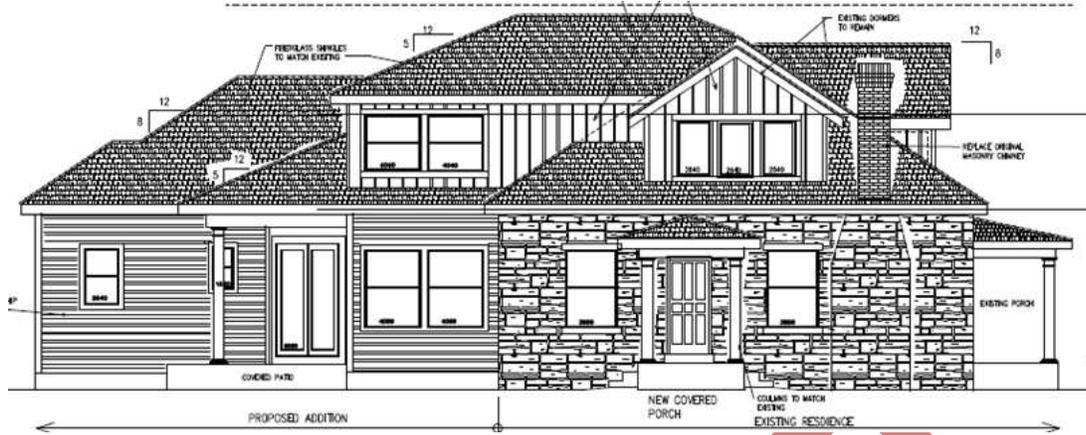
Modifications to existing structure:

- Modifying the east elevation to put a door in the northernmost bay and the window is in the southernmost bay
- Modifying the openings on the north elevation to allow for kitchen cabinets
- Replacing windows throughout the structure
- Reconstructing the masonry chimney on south elevation
- Modifying of the north dormer

PROPOSED EAST ELEVATION



PROPOSED SOUTH ELEVATION



GRANT APPLICATION

Flexible Grants

- Limited to a maximum grant amount of \$5,000.
- “sensitive upgrading of mechanical, electrical, and plumbing systems”
- Electrical system upgrades - \$13,000
- Building sewer upgrade - \$5,000

TOTAL - \$18,000 (max \$5,000)

Focused Grants

- “sustaining the existing form, integrity, and material of a historic property”
- limited to a total of \$15,000 with a match of \$15,000
- Repair stonework – \$7,350
- Demolish the non-historic additions on the west and south – \$5,000
- Repair framing – \$4,500
- Replace windows - \$13,600

TOTAL - \$30,450 (max \$15,000 with a \$15,000 match)

Not eligible for funding:

- Permits
- Tree removal
- Demolition of existing garage

Staff recommends the following breakdown:

- Electrical system upgrade - \$5,000
- Repair stonework - \$3,450
- Repair framing - \$2,250
- Replace windows - \$6,800

TOTAL - \$20,000

HPF Balance - \$1,054, 842

Staff Recommendations:

Landmarking

- Romeo Family
- Resolution No. 13, Series 2016

Alteration Certificate

- Condition to simplify the non-historic columns
- Resolution No. 14, Series 2016

Grant

- \$20,000
- Resolution No. 15, Series 2016

Commission Questions of Staff:

Koertje asks about changes to the east/front of the house. Are these restorations?

Trice says they are not restorations. The applicant is maintaining the original circular window. The openings would be in the same phase, but would reverse the door and window.

Koertje says I see that a new porch will be built. Where is that?

Trice says a new porch will be built on the south elevation and will be new construction.

Chuck Thomas asks about the columns. Is Staff questioning whether they need to be differentiated more because they are too similar to the original? These appear to be a minor detail in light of the rest of the addition.

Trice says we are concerned about the south elevation portico columns because they could appear original, particularly if they match the front porch which is original.

Applicant Presentation:

Brian and Betsy Harvey, 1332 Lark Court, Boulder, CO

Michael Steinhoff, Architect, 3040 West 102nd Avenue, Westminster, CO

This house has had many alterations. We have an aluminum storm window, wood windows, and vinyl windows. We have windows replaced with plywood. Our goal is to re-point all stone and bring the exterior on the street sides back to the original look. We want to make the home more livable by building a new addition. The switch of the front door and window is because the floorplan would be choppy, so it makes it more livable. It will also increase light within the house.

Commission Questions of Applicant:

Chuck Thomas asks if the south elevation portico is necessary.

Harvey says because the door is on Pine Street and visible, we thought concrete steps would not be complementary to this side.

Chuck Thomas says I have no issue with switching the door and window in the east elevation. I understand why you'd want some signature statement on the Pine Street entrance. A solution could be to design columns of similar detail, but square instead of round. It can be reminiscent of the original portico but different enough to satisfy the concerns Staff has expressed.

Harvey says the front columns are tapered and have a detailed ring around the top and bottom. Can we install a cylindrical column with no detail? How do we terminate this doorway into the street on Pine without making it look an after-thought?

Chuck Thomas says the door looks original in the current presentation, so something to make it look a little different without ruining the esthetic of an entrance.

Cyndi Thomas says the difficult part is we have the 1948 assessor's photo which shows that side of the building. I see a door with nothing else on it. We rely pretty significantly on those photos. The front door is where it is and we have the side door. Do I see a balcony on the front?

Harvey says there are smaller dormers on the back, and one dormer had a balcony. Looking at the photos side by side, we are willing to take off the portico and frame it with trees. It is not a usable door for us.

Haley says it will not compete with your front door if you landscape around it.

Harvey says a small awning might help since it is south-facing.

Michael Steinhoff speaks. I agree with what you are saying. I think a possibility is to get rid of the portico and make a small stoop with a low wall or railing, giving them the privacy they need. There will be stone coming out of the demolition so a low stone wall might blend in with a concrete cap. Regarding the front door and window switch, the main reason is for functionality

inside the home. We can create a foyer with big windows along the south wall. The front door is not centered in the house and there is no center point of the porch and no gable. It will look original; we will only swap the two with the round accent window in the middle.

Fahey says I have no problem with their proposal. Putting the portico on the side will look more original than it does today because they will remove the sunporch.

Cyndi Thomas says the issue is whether or not you can landmark it and make those changes to the original house. I struggle with the 1948 picture and we are not taking the opportunity to go back to what it looked like.

Fahey asks how far back the south side door is from the front of the house.

Haley says it is street-facing on Pine Street. I understand switching the front door and window, but because they are in the same placement, they are technically reversible.

Chuck Thomas says I am willing to accept the switch. It is honoring landmarking, especially if the side portico is removed. This retains the look of the property. It is unreasonable to expect the gables to be altered in any way to resemble the original. There are some things we have to accept as a result of re-muddling over the years. This is still a significant restoration of the exterior stone work.

Harvey says we are reconstructing the original chimney on the south side for the esthetics of it. The outline in the stone of the fireplace and chimney above is a peculiar place to have a fireplace, but we will put it back.

Cyndi Thomas says the addition on the back is wonderful and honors what we look for in an alteration certificate.

Chuck Thomas says my position is removal of the south-facing portico preserves the exterior.

Koertje says Staff's recommendation is positive in the door and window switch.

Trice says removal of the south-facing portico is preferable from Staff's perspective.

Harvey says we can change the columns on the patio roof.

Chuck Thomas says that is a nice concession as well.

Public Comment in Favor: None.

Public Comment Against: None.

Closed Public Hearing and Discussion by Commission:

Cyndi Thomas makes a motion to approve **701 Garfield Avenue Landmark, Resolution No. 13, Series 2016**, a resolution making findings and recommendations regarding the landmark designation for a historical residential structure located on 701 Garfield Avenue, seconded by **Fahey**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	N/a
Mike Koertje	Yes
Jessica Fasick	N/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

Chuck Thomas makes a motion to approve **701 Garfield Avenue Alteration Certificate, Resolution No. 14, Series 2016**, a resolution approving an alteration certificate for the Romeo House located at 701 Garfield Avenue for exterior alterations and a rear addition, with the south elevation portico removed and addressed with landscaping as presented, seconded by **Fahey**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

Fahey makes a motion to approve **701 Garfield Avenue Grant Application, Resolution No. 15, Series 2016**, a resolution making findings and recommendations regarding a preservation and restoration grant for the Romeo House located at 701 Garfield Avenue,

1. The Historic Preservation Commission recommends City Council approve the proposed Preservation and Restoration Grant application for the Romeo House, in the amount of **\$20,000**.

seconded by **Cyndi Thomas**. Roll call vote.

Name	Vote
Lynda Haley	Yes
Debbie Fahey	Yes
Peter Stewart	n/a
Mike Koertje	Yes
Jessica Fasick	n/a
Cyndi Thomas	Yes
Chuck Thomas	Yes
Motion passed/failed:	Pass

Motion passes 5-0.

Presentation: Historic Context Studies – PaleoWest

Rebecca Schwendler, PhD, RPA, Project Manager, 2460 West 26th Avenue, Suite 15-C, Denver, CO, Chair of Historic Preservation Board in Lafayette

The City of Louisville hired PaleoWest do to a three context project. Here is a brief summary and proposed schedule.

What is historic context? I like to think about it in two different ways that are not totally opposite. It is a narrative for understanding a place's history and identity. It is also a tapestry of different things such as personal stories, architectural descriptions, economic analyses, and collective visions. The reason I list all of those is that personal stories really enrich history. Not only do they connect modern people back with the history of Louisville but when you are able to tap into people's histories and family stories, it provides more rich detail than a map or an accessor card. Architectural descriptions are important because you have talked tonight about different kinds of architectural styles. A lot of times, those things are chronologically based or they might be connected with different ethnicities or different geographic areas within a city. Economic analyses are a part because Louisville did not grow up in a vacuum. It was affected by the late 19th century, early 20th century mining in this region. By WWI and WWII, that changed the entire USA and not just this area. Post WWII, developments in industries also changed. Context also involves collective visions because we are not just talking about the past of Louisville, but of Louisville's present and future. All these different things go into writing a historic context.

These are the multifaceted goals of a context.

1. Summarize the historical trend, when was Louisville developed and how did it develop, what were the industries that came along, and the different architectural styles.

2. Identify those styles and structural types because a lot of times, those things represent very specific things. They might be different time periods or geographic areas such as historic Downtown versus areas of fringe then incorporated. Changes going out from the center. They may be identified with different industries and buildings. Structures associated with the railroad industry are different from the mining industry. There may be areas identified with ethnic groups because Louisville has a different ethnic mix than Lafayette.
3. Identify information gaps. Louisville has a lot of information from the Historical Museum and architectural surveys done. If there are holes, we want to figure out what pieces of information are missing. What personal stories will lead us to explore a whole new realm?
4. Prioritize future documentation either in a general sense such as 1930s residential buildings or 1960s industrial or commercial buildings.
5. Help provide guidance for evaluating significance. When a new property comes up for landmarking or demolition or alteration, the historic context will give you a good background of what the most important characteristics of different types are, or characteristics of different time periods. When you look at a new property, you can say "this has these characteristics or this has a whole smorgasbord so it's not representative of any one particular time period".
6. Understand compatible modifications. We will fit this in with your approach to doing these reviews. We will provide some guidance on information collected so far and the ways that, if you make changes to buildings and structures in the future, you can help keep their characteristics that are significant or indicative of specific styles. If you change these things, you've totally changed the identity of a building or structure.

Three different contexts:

1. Residential development of Louisville
2. Commercial development
3. Agricultural railroad and mining origins (industrial development context)

Steps:

1. Met with **Lauren Trice** and **Bridget Bacon** at the Historical Museum. I've had a little walking tour with Lauren, looked at the Museum and talked to Bridget about resources available.
2. Presentation such as tonight. Either PaleoWest or Lauren will give presentations in the future and City Council and other Boards.
3. Depending on information gaps identified, we may do selective architectural inventories.
4. Research and put it into a framework that fits with each of these contexts. Earlier this year, we did a cellular communication project in Louisville. We have a map with previously recorded resources in Louisville centered on a building in historic Downtown. This is on file at the Office of Archeology in Historic Preservation.
5. Mine all existing information from the Museum and City Staff and architectural surveys already done.
6. Look at other things such as historical maps and photographs, assessor records, general land office records, historical newspapers, mine records, etc.
7. Public input sessions because personal stories are so important for getting people living today involved in the history of Louisville. Get all the little details about the history that you wouldn't get from reading.
8. Targeted on-line surveys. Public forums. Chat rooms. Interactive voting stations similar to what was done for the Preservation Master Plan.

9. Public outreach to keep people apprised of the progress made through public presentations and information on the City website.
10. Outreach deliverables such as time lapse images showing how Louisville grew.
11. Walking tour brochures.

Outcomes:

1. Specific property types and correspond with different time periods or geographic areas within the city.
2. List of priorities for documentation, either general priorities or very specific building structure priorities.
3. Guidance for evaluating significance. For this particular architectural style, these are the qualities to look for.
4. Recommendations for treatment whether it is preservation or alteration. Understand which pieces are key to keep and which, if changed, will change the style and significance.
5. Provide some priorities for landmark outreach. If one or two properties are so indicative of one particular time period or story, but they haven't been landmarked and are in danger, it might be high priority to do some outreach to the owners to see if they are interested in landmarking.
6. Stand-alone executive summaries to be used as an outreach tool.

March 2017, Lauren will come back with a progress report on what we have found so far.

June 2017, we plan to get you a draft of residential context.

Fall 2016, look for comments from Staff and Boards, make changes and give a final version. It will be getting information and sorting it as opposed to focusing on one context or another.

January 2018, we plan to have the final product for you.

Team is myself, **Ben Hammer** (GIS and graphics), and **Jim Steely** (architectural historian).

Chuck Thomas says I am interested in the lost architectural context of things that no longer exist but for what they were such as buildings and mines. Your notion of putting together an interactive display of where buildings were and where they were moved to could be augmented to include those structures that no longer exist.

Schwendler says public outreach part is not part of this specific context. Hopefully, that will be the next step at the end. Certainly, we can look and see if we have documentation to include those things that have been lost in the context that we are putting together. Staff has asked us to look from 1878 up to present.

Fahey says what can we do, not as outreach, but as Commission members trying to convince someone to landmark a home.

Trice says it has been discussed to create a priority list. Staff can do this. It is difficult because we are a voluntary program.

Fahey says Bridget Bacon has collected oral histories over the years. If you want more social history on a lot of the houses and businesses, there are interesting stories.

Trice says Staff is working on an online platform as part of this project to offer an opportunity to share stories online and include photos.

Committee Reports: None.

Updates from Staff:

- Demolition Updates

533 County Road

On November 25, 2016, Planning Staff reviewed a request to replace the roof at 533 County Road. Staff released the permit through the administrative review process outlined in 15.36.200(D) because the existing roof was put in place after 1955.

505 Grant Avenue

On November 2nd, 2016, Planning Staff reviewed a request to replace the roof at 505 Grant Avenue. Staff released the permit through the administrative review process outlined in 15.36.200(D) because the existing roof was put in place after 1955.

- Upcoming Schedule

December

1st - "Discover Louisville's Historic Subdivisions and Neighborhoods," Brown Bag Presentation, Noon to 1 PM, Library Meeting Room

19th – Historic Preservation Commission Meeting, 6:30pm, Council Chambers

23rd – Early Bird Registration Deadline CPI Saving Places Conference

January

TBD – Training with City Attorney

9th (2nd Monday) – Historic Preservation Commission Meeting, 6:30pm, Council Chambers

February

1st -4th– CPI Saving Places Conference, Denver

13th (2nd Monday) – Historic Preservation Commission Meeting, 6:30pm, Council Chambers

Updates from Commission Members: None.

Discussion Items for future meetings:

Public Outreach Subcommittee, Saving Places Conference

Discussion Items for Next Meeting: None.

Adjourn:

Fahey makes a motion to adjourn the meeting, seconded by **Chuck Thomas**. The meeting was adjourned at 8:12 pm.

LOUISVILLE HISTORIC PRESERVATION COMMISSION

STAFF REPORT

December 19, 2016

ITEM: Landmark eligibility probable cause determination for 625 Grant Avenue

APPLICANT: Heidi Triebhorn
625 Grant Avenue
Louisville, CO 80027

OWNER: Same

PROJECT INFORMATION:
ADDRESS: 625 Grant Avenue
LEGAL DESCRIPTION: Lot 4 & 5, Block 11, Pleasant Hill Addition
DATE OF CONSTRUCTION: ca. 1915-1920

REQUEST: A request to find probable cause for a landmark designation to allow for funding for a historic structure assessment for 625 Grant Avenue



Under Resolution No. 2, Series 2014, a property may be eligible for reimbursement for a historic structure assessment (HSA) from the Historic Preservation Fund (HPF) if the Historic Preservation Commission finds “probable cause to believe the building may be eligible for landmarking under the criteria in section 15.36.050 of the Louisville Municipal Code.” Further, “a finding of probable cause under this Section is solely for the purposes of action on the pre-landmarking building assessment grant request, and such finding shall not be binding upon the HPC, City Council or other party to a landmarking hearing.”



625 Grant Avenue Southeast Corner – Current Photo



625 Grant Avenue Southeast Corner – Current Photo



625 Grant Avenue Northeast Corner – Current Photo



625 Grant Avenue West Elevation – Current Photo



625 Grant Avenue West Elevation and Garage – Current Photo

HISTORICAL BACKGROUND:

Information from Bridget Bacon, Louisville Museum Coordinator

The Mudrock family built the family's main house at 613 Grant Avenue (Mudrock House, landmarked 2016). Later, when the Mudrock family built a house at 625 Grant, it was said by the family to have been a combination of an old house with a new addition. In fact, the 1950 County Assessor card for 625 Grant stated that it was consisted of "Old

house ½ New ½ ." Members of the Mudrock family lived in both houses for several decades. Albert Mudrock grew up in the original family home at 613 Grant and then lived as an adult with his family at 625 Grant.



625 Grant Avenue – 1950 Assessor's Photo



625 Grant Avenue – 1956 Assessor's Photo



625 Grant Avenue – 1977 or 1981 Assessor's Photo

ARCHITECTURAL INTEGRITY:

The L-shaped, gable roof structure includes a partial front porch and several additions. In 1950, according to the Assessor's card, the structure included an older portion and a new portion. Since 1950, the structure underwent several changes listed below:

- *Between 1950 and 1956*
 - Construction of addition on east elevation including a partially enclosed, shed-roofed, front porch with small center gable
 - Construction of rear, 1.5 story, hipped-roof addition
 - Construction of enclosed patio
 - Construction of 1 bay garage on northwest corner of structure
- *Between 1956 and 1981*
 - Porches constructed off of enclosed patio and rear addition
 - Carport added on north elevation
- *After 1981*
 - Removal of asbestos siding and structure reclad in vinyl siding
 - Removing detailing in gable ends
 - Replaced porch railing and supports
 - Possible replacement of window awnings
 - Addition of swamp cooler on roof
 - Construction of large, gable-roofed garage along alley

Overall it is difficult to determine what portions of this structure, if any, are original to its early 20th century construction. Alternatively the structure's architectural integrity could be assessed based on the 1950 photo. Still, the scope of the alterations above creates a negative impact the structure's architectural integrity.

HISTORICAL SIGNIFICANCE AND CRITERIA FOR FINDING PROBABLE CAUSE FOR LISTING AS LOCAL LANDMARK:

To receive grant funding, the HPC must find probable cause that the property meets the landmark criteria. Landmarks must be at least 50 years old and meet one or more of the criteria for architectural, social or geographic/environmental significance as described in Louisville Municipal Code (LMC) Section 15.36.050(A). The City Council may exempt a landmark from the age standard if it is found to be exceptionally important in other significance criteria:

1. *Historic landmarks shall meet one or more of the following criteria:*
 - a. *Architectural.*
 - (1) *Exemplifies specific elements of an architectural style or period.*
 - (2) *Example of the work of an architect or builder who is recognized for expertise nationally, statewide, regionally, or locally.*
 - (3) *Demonstrates superior craftsmanship or high artistic value.*
 - (4) *Represents an innovation in construction, materials or design.*
 - (5) *Style particularly associated with the Louisville area.*
 - (6) *Represents a built environment of a group of people in an era of history that is culturally significant to Louisville.*
 - (7) *Pattern or grouping of elements representing at least one of the above criteria.*
 - (8) *Significant historic remodel.*
 - b. *Social.*
 - (1) *Site of historic event that had an effect upon society.*
 - (2) *Exemplifies cultural, political, economic or social heritage of the community.*
 - (3) *Association with a notable person or the work of a notable person.*
 - c. *Geographic/environmental.*
 - (1) *Enhances sense of identity of the community.*
 - (2) *An established and familiar natural setting or visual feature that is culturally significant to the history of Louisville.*
2. *Prehistoric and historic archaeological sites shall meet one or more of the following:*
 - a. *Architectural.*
 - (1) *Exhibits distinctive characteristics of a type, period or manner of construction.*
 - (2) *A unique example of structure.*
 - b. *Social.*
 - (1) *Potential to make an important contribution to the knowledge of the area's history or prehistory.*
 - (2) *Association with an important event in the area's history.*
 - (3) *Association with a notable person(s) or the work of a notable person(s).*
 - (4) *A typical example/association with a particular ethnic group.*
 - (5) *A unique example of an event in Louisville's history.*
 - c. *Geographic/environmental.*
 - (1) *Geographically or regionally important.*

3. *All properties will be evaluated for physical integrity and shall meet one or more of the following criteria:*

- a. *Shows character, interest or value as part of the development, heritage or cultural characteristics of the community, region, state, or nation.*
- b. *Retains original design features, materials and/or character.*
- c. *Remains in its original location, has the same historic context after having been moved, or was moved more than 50 years ago.*
- d. *Has been accurately reconstructed or restored based on historic documentation.*

Staff has found probable cause to believe this application complies with the above criterion by the following:

Social Significance - Exemplifies cultural, political, economic or social heritage of the community.

The property is associated with the Mudrock family who lived at 625 Grant Avenue and 613 Grant Avenue. Members of this Slovakian family worked in Louisville area mines

RECOMMENDATION:

Currently, there is a minimal amount of architectural integrity in the structure. However, staff finds that conducting a historic structure assessment would be beneficial.

Additional research into the architectural history of the structure could make the case for rehabilitation. Furthermore, the structure's association with the Mudrock family and location beside the landmarked Mudrock House, 613 Grant Avenue, meet the criterion for social significance.

Staff recommends finding there is probable cause to believe the building may be eligible for landmarking under the criteria in section 15.36.050 of the LMC, making the property eligible for up to \$900 for the cost of a historic structure assessment. HPC may, by motion, approve or deny the finding of probable cause.

SUPPORTING DOCUMENTATION AND INFORMATION:

Attached for your review are the following documents:

- 625 Grant Avenue – Social History



625 Grant Avenue History

Legal Description: Lots 4 & 5, Block 11, Pleasant Hill Addition

Year of Construction: circa 1915-1920

Summary: The Mudrock family built this house next to the family's main house at 613 Grant. It is believed to have started as an older house that the Mudrock family added on to. Members of the Mudrock family lived in both houses for several decades. Albert Mudrock, who grew up in the original family home at 613 Grant, then lived as an adult with his family at 625 Grant.

Development of the Pleasant Hill Addition

The subdivision in which this house is located, Pleasant Hill Addition, was platted in 1894. It was developed by Orrin Welch, the half-brother of Charles C. Welch, the man who started the Welch Mine and played a prominent role in the founding of Louisville.

While it is not known whether the sections of Lincoln and Grant south of Pine had so many Slovaks and other Eastern European families to constitute an actual ethnic enclave, there were at least 12 other houses in this neighborhood besides the two Mudrock houses at 613 and 625 Grant that were associated with Eastern European families.

Mudrock Family Ownership, 1903-1995; Date of Construction

The Mudrock (formerly "Mudrak" and "Mudrack") family from Slovakia purchased Lots 4, 5, 6, and 7 along Grant Ave. and constructed 613 Grant in circa 1903. The house at 613 Grant appears on the 1909 Drumm's Wall Map of Louisville, though the house is shown as straddling lots 5 and 6 instead of being situated solely on lots 6 and 7. Assuming that the map is accurate as to the location of the house, it is possible that the house was shifted slightly to the south when the family added a house on the north side of their property. This eventually was given the address of 625 Grant. Because of the interconnectedness of the histories of 613 Grant and 625 Grant, some Mudrock family history follows.

John “Mudrak” was born in what is now Slovakia in about 1868. Mary Mudrak was born in Slovakia in about 1872. They married in about 1888. Their son, John George, was born in 1890, and another son, Paul, was born in 1893. Records show that the family was from Lucka, Slovakia, which is along the southern border near Hungary. For purposes of this report, John and Mary, who were the first generation of Mudrocks to live in Louisville, will be referred to by their original last name of “Mudrak” to distinguish them from later generations of the family. Their son, John George, will be referred to as “John G.” to distinguish him from his father and his son, also both named John.

In the 1890s, the family came to the U.S. It is believed that John Mudrak, the father, arrived first in about 1891, and that he went back for his family. By 1899, the entire family was in the U.S. According to the obituary of John G., the family lived first in Pennsylvania, then moved to Rock Springs, Wyoming, then came to Louisville in 1903. The 1900 census shows the family to be living in Northside, Sweetwater, Wyoming, where John Mudrak worked as a coal miner. A third child, Michael, was born that year in Wyoming. After the family came to Louisville, two more children, Mary and George, were born.

John G. Mudrock went to work in the mines at age 10, according to his wife, and worked as a coal miner for about 40 years. He retired in about 1941 from the Industrial Mine, according to the family. He also operated a gas station in Louisville and worked for an elevator company in Denver. He married Anna Kochan in Louisville in 1909. Anna Kochan was born in 1890 in New York to Slovak parents. She and her family moved among mining camps in Colorado when she was young. She and John G. met in Rockvale, Colorado, where he had been working.

In 1909, John and Mary Mudrak conveyed ownership of 613 Grant to their son, John G. Mudrock. This was the same year of his marriage. John Mudrak died in 1918 at the age of about 50, and Mary Mudrak died in 1939 at the age of about 67.

The Boulder County Assessor card from 1950 gives 1949 as the date of construction of this house, while the Boulder County website give 1950 as the date of construction. The County has sometime been found to be in error with respect to the dates of construction of historic buildings in Louisville, so other evidence is looked to.

Anna Kochan Mudrock was interviewed at the age of 90 for the July 30, 1980 *Louisville Times*. The article sheds some light on the history of the houses. “The newlywed Mudrocks moved in with John’s mother and brothers and sister in a [two-room] house on the same lot where Ann lives today. She has lived there since 1909.” This is a reference to 613 Grant, which was Anna’s home at the time of the article. She also told the reporter that because the house was so crowded, her husband John G. built a shack for their small family “in the back.”

Later, when the Mudrock family built a house at 625 Grant, it was said by the family to have been a combination of an old house with a new addition. In fact, the 1950 County Assessor card for 625 Grant stated that it was consisted of “Old house ½ New ½ .” It is possible that the house that John G. Mudrock

built behind 613 Grant that was described in the interview with Anna was moved to 625 Grant and formed the original part of that house. Evidence suggests that there was a house at 625 Grant with its own address by around 1915-1920. (It was remodeled in about 1949-50.) This then became the home of John and Mary Mudrak, the parents, and their other children, while 613 Grant continued to be the home of John G. and Anna Mudrock. In 1943, following the death of Mary Mudrak, John G. Mudrock as the administrator of his mother's estate conveyed ownership of 625 Grant to Anna, who then in 1947 conveyed ownership to their son, Albert Mudrock. Albert Mudrock and his wife, Cleo, lived at 625 Grant for many years and raised their children there.

For the foregoing reasons, the year of construction is believed to be circa 1915-1920, which is the time by which there was a house at 625 Grant with its own address, although part of the house may have been constructed even earlier. The dates of construction given by the County in two places, which are 1949 and 1950, are believed to refer to the approximate date of a remodel.

Albert Mudrock (1922-1997) married Cleo Damiana (1923-1985) in 1945, following his World War II service. Cleo Mudrock, whose heritage was Italian and who had grown up in Louisville, worked for the City of Louisville for many years and served as City Clerk for three years. Louisville's Cleo Mudrock Park is named for her. Directories indicate that Albert Mudrock worked as a carpenter.

Photos and ground layout images from three different County Assessor cards completed for this property are reproduced here. The following image and ground layout are from the Boulder County Assessor card for 625 Grant dated 1950. Handwriting on the card states that the card was replaced by the next card, dated. 1956.



MEMORANDUM

To: Historic Preservation Commission

From: Department of Planning and Building Safety

Subject: Wayfinding Update

Date: December 19, 2016

As part of the Small Area Plan processes, the City has been working with ArtHouse Design to engage the community and develop a draft wayfinding plan. An initial draft of the program is attached. Staff's intent is to review this draft with City Boards and Commissions before bringing a final proposal back to City Council.

Design

ArtHouse Design presented three sign "families" to the community during the Small Area Plan process. The attached draft sign package is in response to the public comments. ArtHouse Design also collaborated with designer for the Open Space, Parks & Trails Wayfinding Plan to ensure the designs were compatible.

Approved Funding for Wayfinding

The 2016 budget includes funding for fabrication and installation of an initial phase of sign installation. Based on the approved budget and cost estimates, staff developed a Phase I implementation plan. Draft location plans for Phase I along with the full draft sign package (Phase I and II) are attached.

Questions for HPC

1. Are there any concerns regarding the proposed Phase I sign locations?
2. Are there any additional locations that HPC would recommend?

Attached:

1. Draft Location Plan & Sign Package
2. Supplemental Renderings



ARTHOUSE DESIGN

2373 CENTRAL PARK BLVD. STE 204
DENVER, CO 80238 | 303.892.9816

CITY OF LOUISVILLE, COLORADO | SIGNAGE & WAYFINDING
OCTOBER 11, 2016



LOCATION PLANS

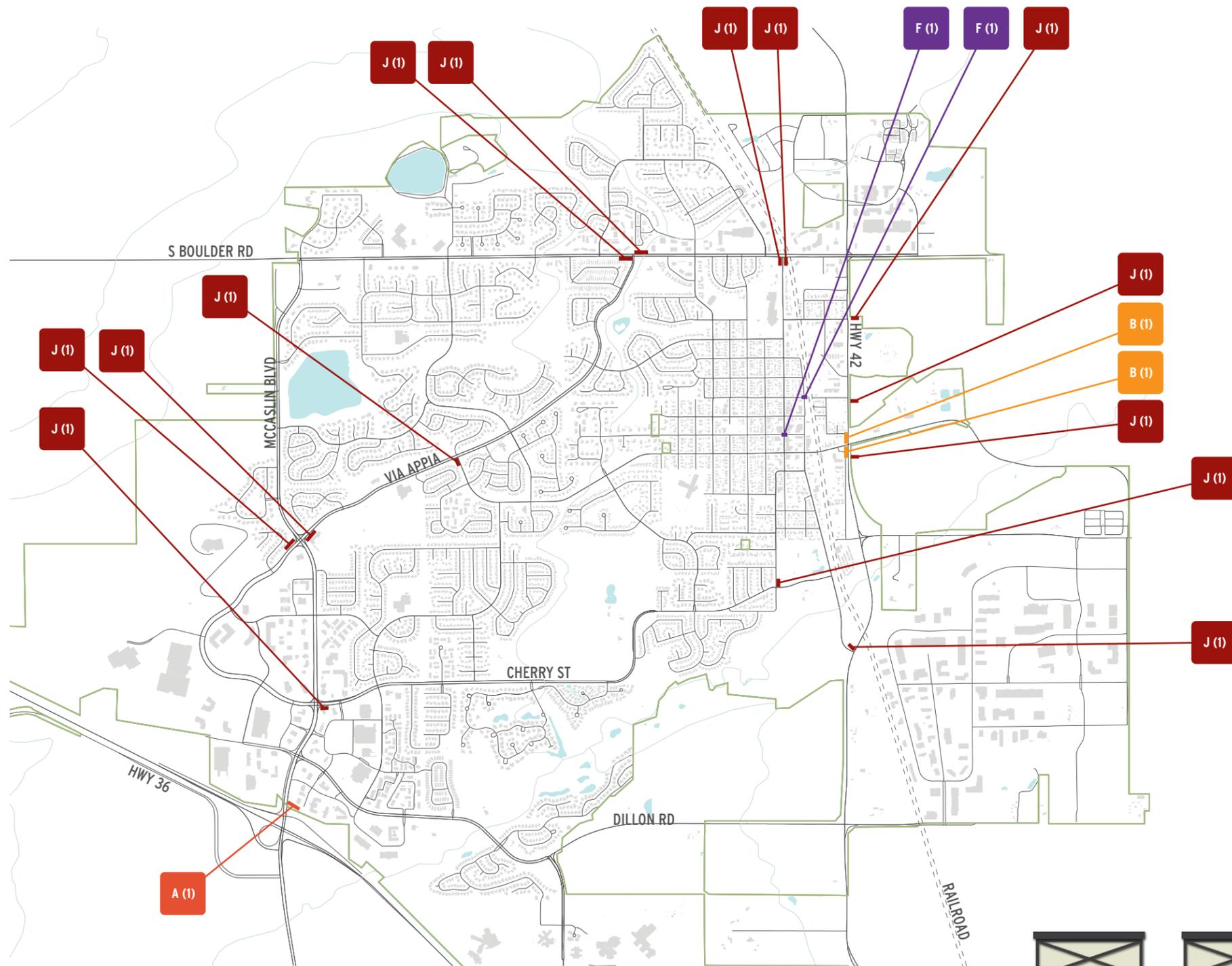


LOCATION PLAN - PHASE 1

CITY OF LOUISVILLE, CO

SIGN TYPE LEGEND

- A Sign Type A: Primary Monument Sign
- B Sign Type B: Secondary Monument Sign
- F Sign Type F: Directory Kiosk
- J Sign Type J: Vehicular Pole Mounted Wayfinding Sign



1 Louisville, CO Site Plan
Scale: NTS



2 Proposed Phase 1 Sign Types
Scale: 1/4" = 1' - 0"

SYMBOL KEY

- 129 Location Number
- A Sign Type

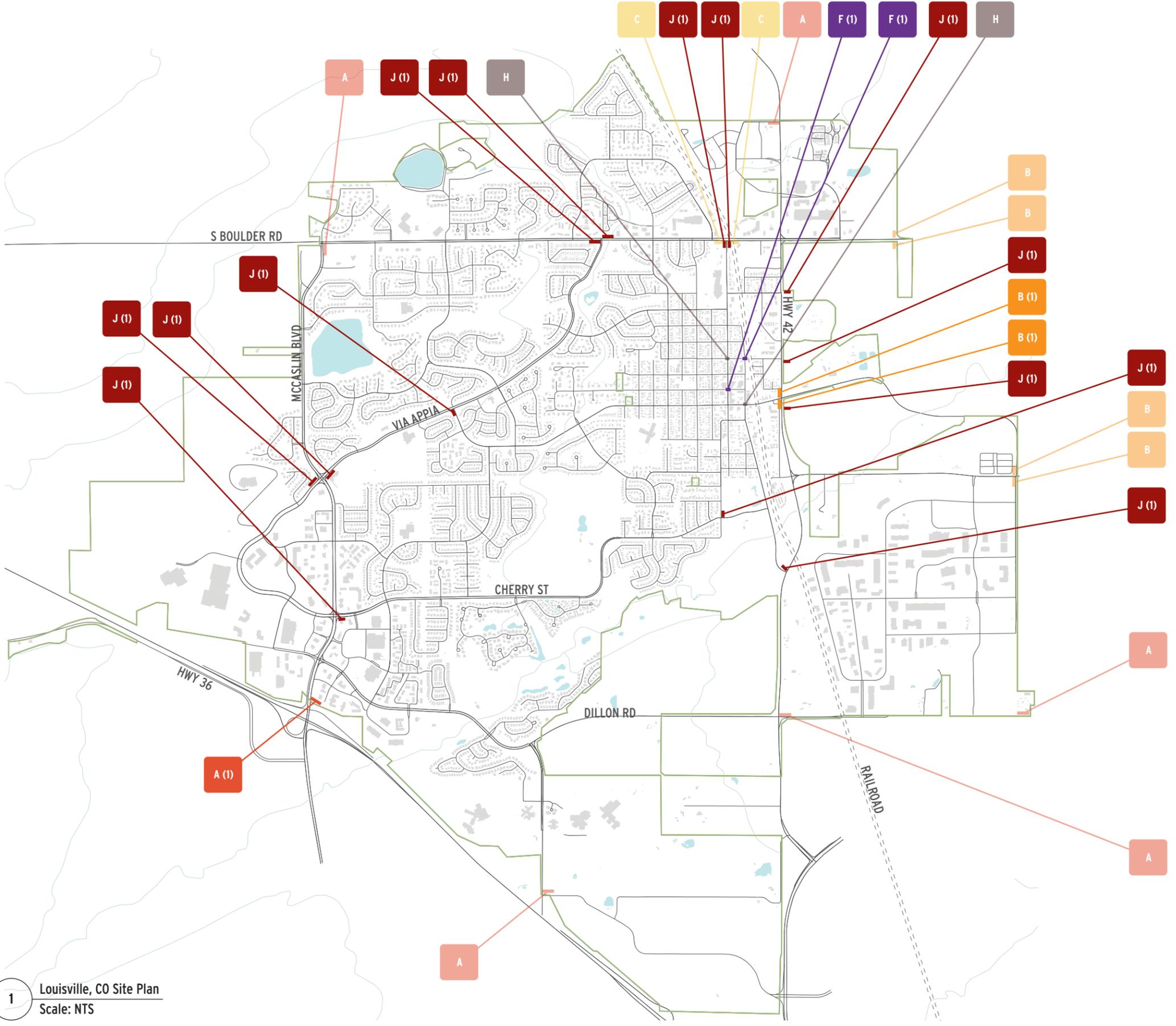
Package Issue Date
10.11.16

Sheet Revision Date

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LOCATION PLAN

CITY OF LOUISVILLE, CO

SIGN TYPE LEGEND

- A Sign Type A: Primary Monument Sign
- B Sign Type B: Secondary Monument Sign
- C Sign Type C: Tertiary Monument Sign
- D Sign Type D: Illuminated Bollard
- E Sign Type E: Directional Marker
- F Sign Type F: Directory Kiosk
- G Sign Type G: Interpretive Sign
- G.1 Sign Type G.1: Small Interpretive
- H Sign Type H: Pedestrian Pole Mounted Wayfinding Sign
- J Sign Type J: Vehicular Pole Mounted Wayfinding Sign
- L Sign Type L: District Seal
- M Sign Type M: Pole Mounted Banners

GENERAL NOTES

SIGN TYPES PROPOSED FOR PHASE 2 ARE SHOWN AT A REDUCED OPACITY FOR VISUAL DISTINCTION BETWEEN THE TWO PHASES.

SYMBOL KEY

- 129 } Location Number
- A } Sign Type

Package Issue Date: 10.11.16 Sheet Revision Date:



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1 Louisville, CO Site Plan
Scale: NTS

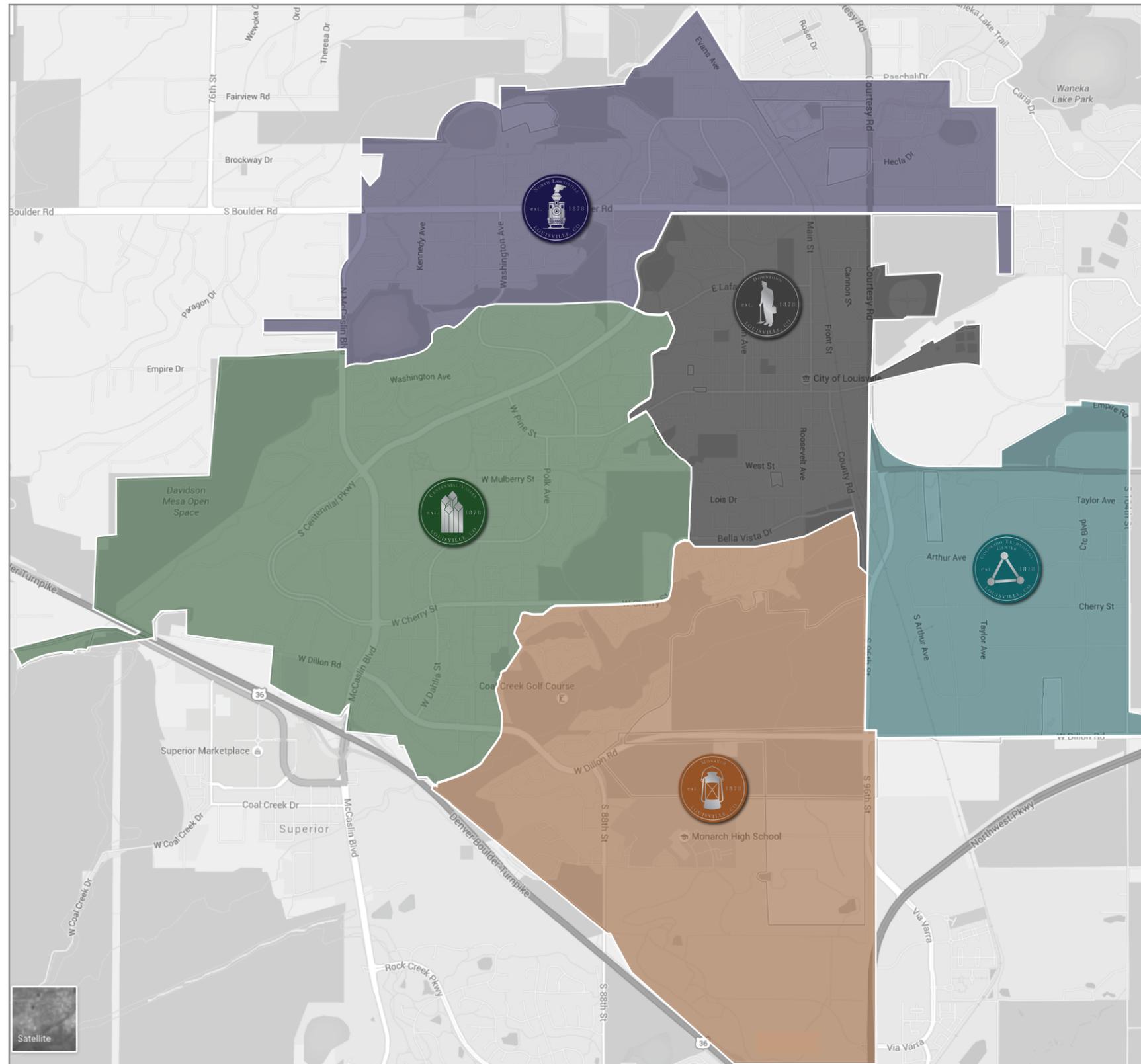
All locations shown are approximate. The Fabricator is responsible for field verification and coordination of all final locations. The Fabricator shall notify the Owner and ArtHouse Design of any discrepancies between ArtHouse Design's drawings, location plans, or message schedule and field conditions prior to installation.

LOCATION PLAN

CITY OF LOUISVILLE, CO

SIGN TYPE LEGEND

-  North Louisville District
-  Downtown District
-  Centennial Valley District
-  Colorado Technology Center District
-  Monarch District



SYMBOL KEY

-  Location Number
-  Sign Type

Package Issue Date
10.11.16

Sheet Revision Date



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1 **Louisville, CO District Plan**
Scale: NTS

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SIGNAGE & WAYFINDING FAMILY



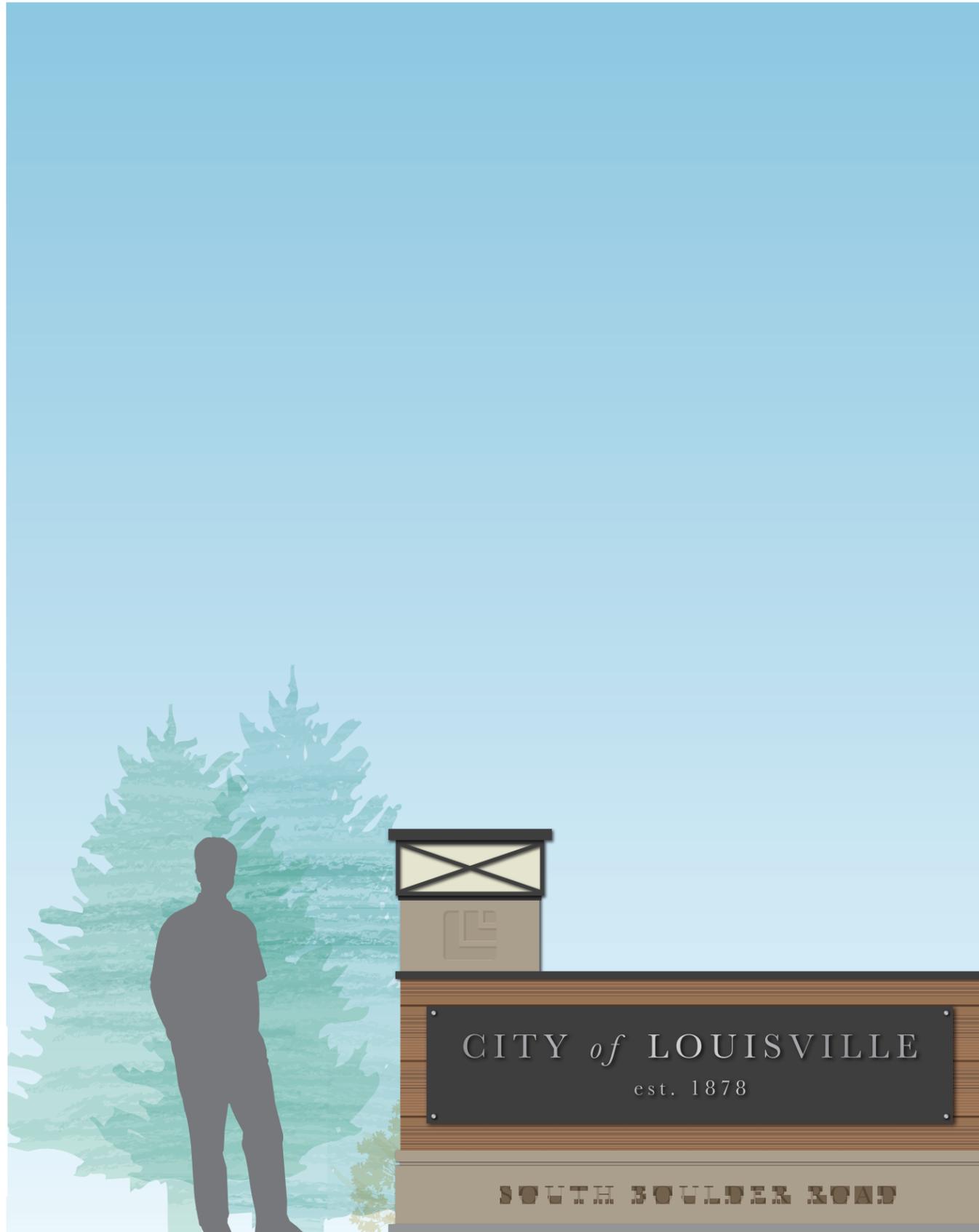
SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



2 Sign Type A: Primary Monument Sign - Isometric View
Scale: NTS



1 Sign Type A: Primary Monument Sign
Scale: 1/2" = 1' - 0"

Package Issue Date
04.28.15

Sheet Revision Date
06.09.15
11.25.15

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SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



1 Sign Type B: Secondary Monument Sign
Scale: 1/2" = 1' - 0"

2 Sign Type B: Secondary Monument Sign - Alt.
Scale: 1/2" = 1' - 0"

Package Issue Date	Sheet Revision Date
04.28.15	06.09.15
	11.25.15



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SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



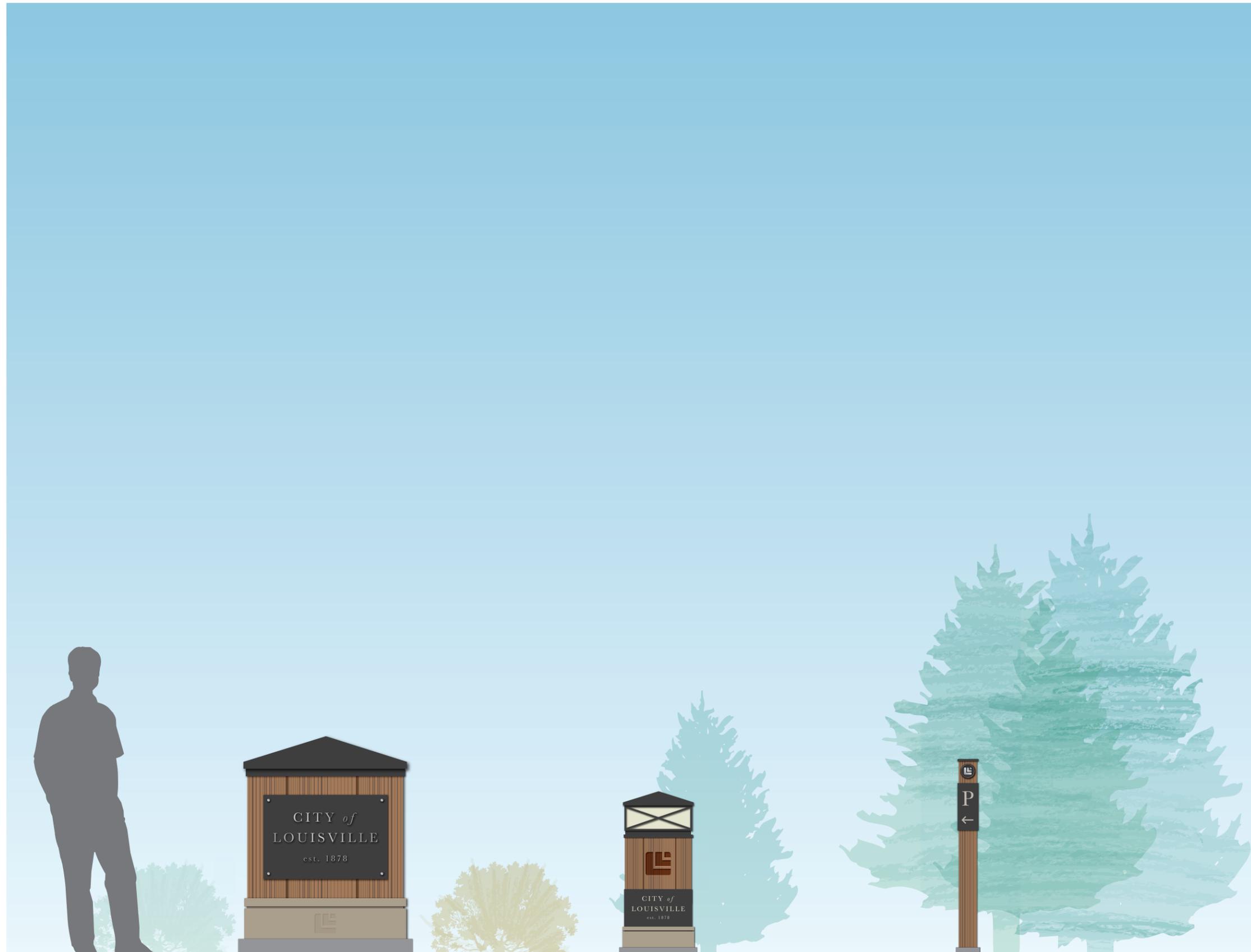
Package Issue Date
04.28.15

Sheet Revision Date
06.09.15
11.25.15

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1 Sign Type C: Tertiary Monument Sign
Scale: 1/2" = 1' - 0"

2 Sign Type D: Illuminated Bollard
Scale: 1/2" = 1' - 0"

3 Sign Type E: Directional Marker
Scale: 1/2" = 1' - 0"

SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

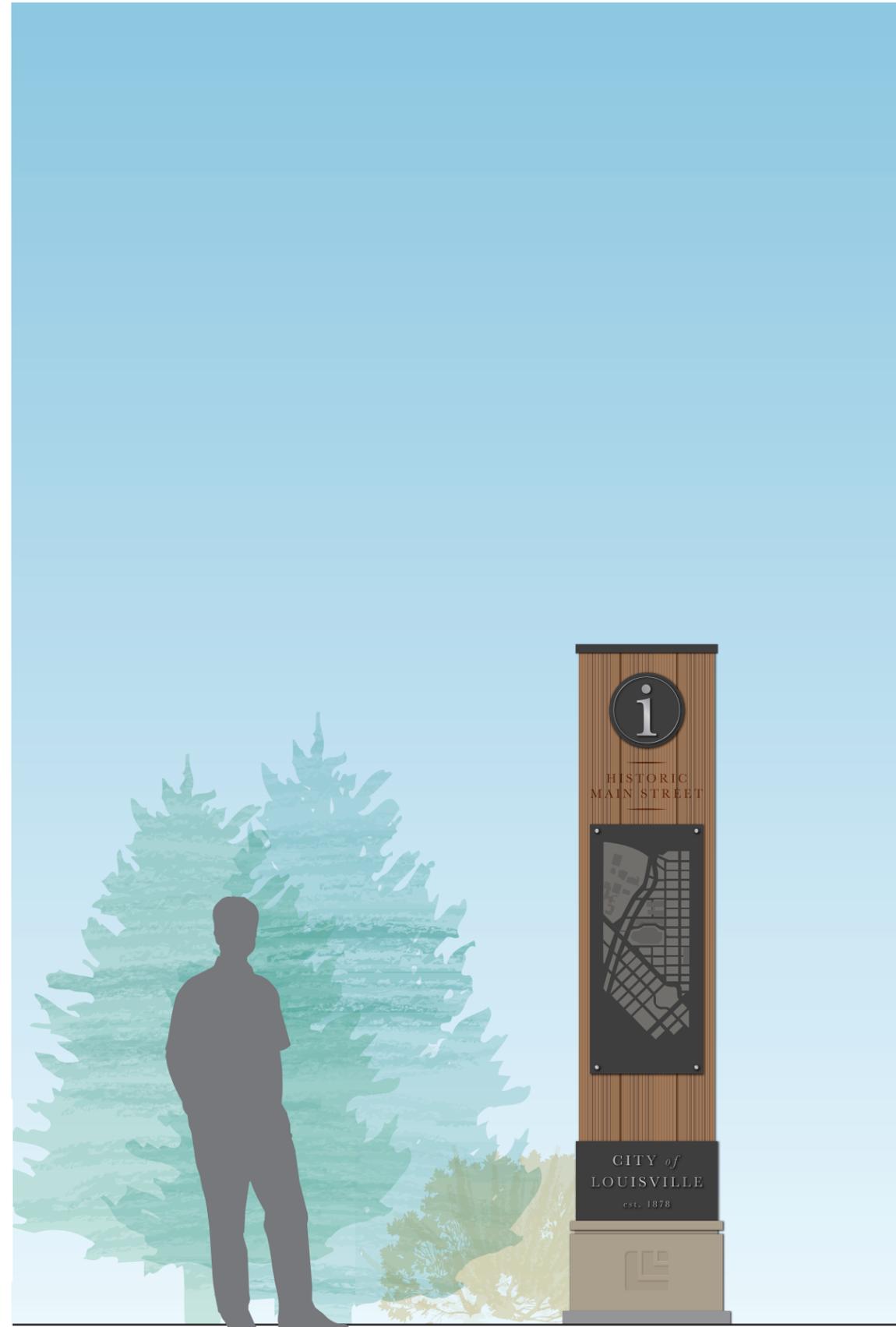
INSET PHOTOS



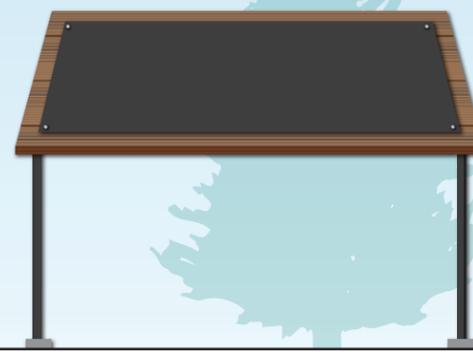
4 Sign Type F: Directory Kiosk - Isometric View
Scale: NTS



5 Sign Type G: Interpretive Sign - Isometric View
Scale: NTS



1 Sign Type F: Directory Kiosk
Scale: 1/2" = 1' - 0"



2 Sign Type G: Interpretive Sign
Scale: 1/2" = 1' - 0"



3 Sign Type G: Interpretive Sign - Side View
Scale: 1/2" = 1' - 0"

Package Issue Date	Sheet Revision Date
04.28.15	06.09.15
	11.25.15

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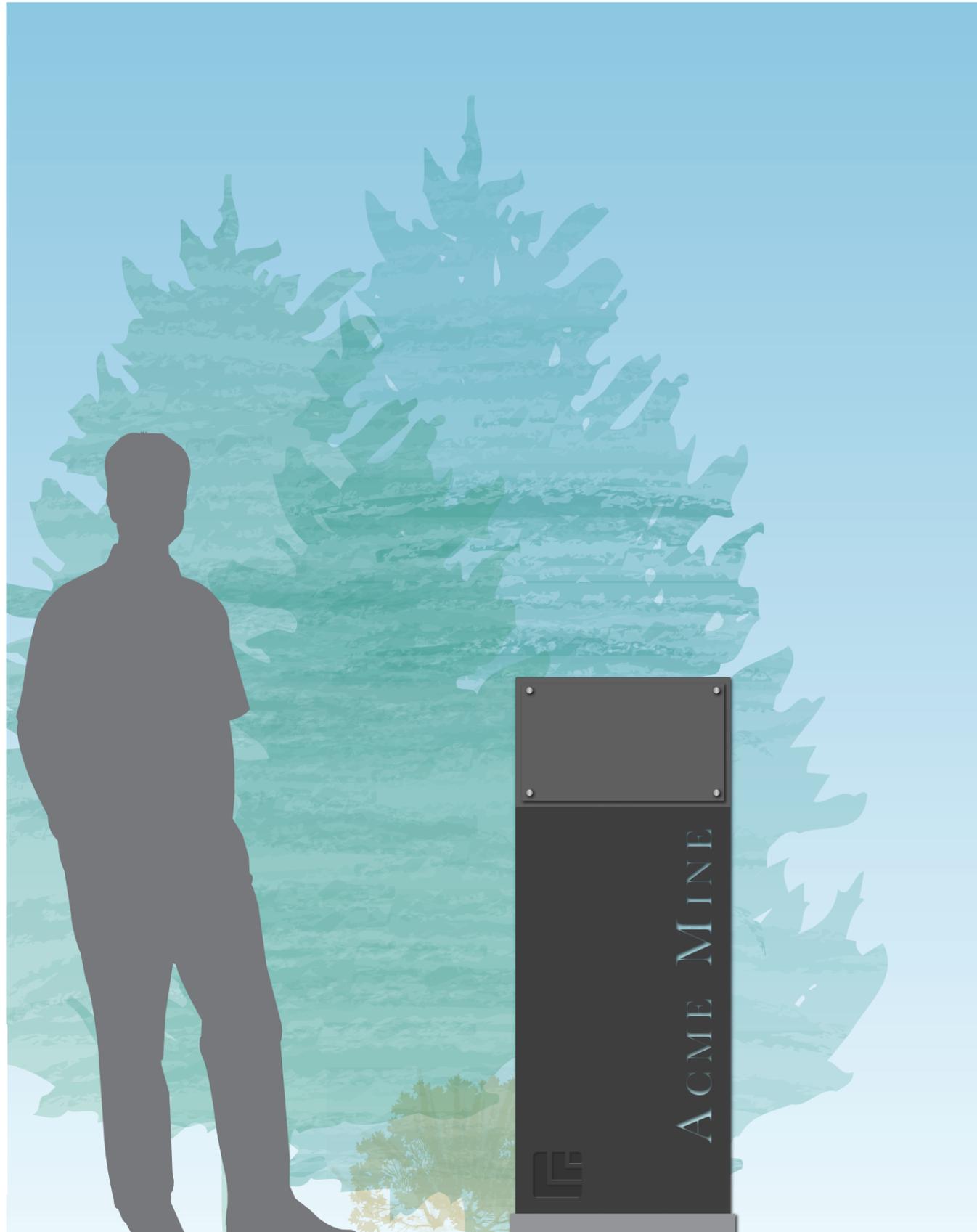
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SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

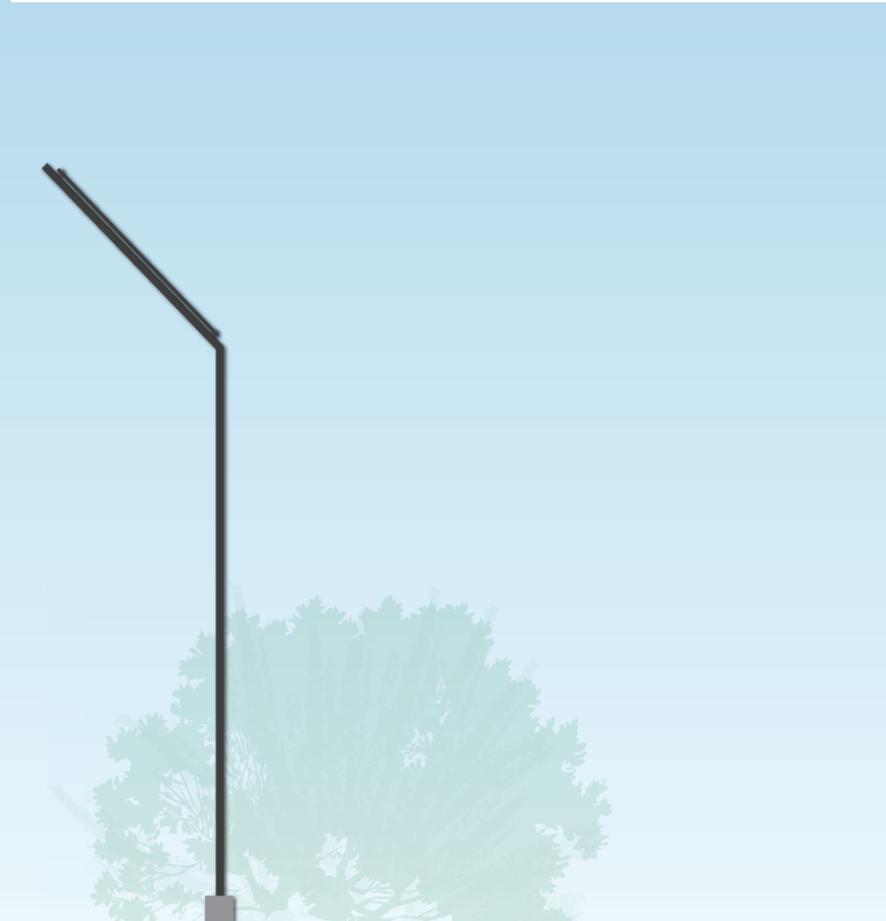
INSET PHOTOS



1 Sign Type G.1: Small Interpretive Sign
Scale: 1" = 1' - 0"



3 Sign Type G.1: Small Interpretive Sign - Isometric View
Scale: NTS



2 Sign Type G.1: Small Interpretive Sign - Side View
Scale: 1" = 1' - 0"

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INSET PHOTOS



4 Sign Type L: District Seal - Detail
Scale: NTS

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1 Sign Type H: Pedestrian Pole Mounted Directional
Scale: 1/2" = 1' - 0"

2 Sign Type J: Vehicular Pole Mounted Directional
Scale: 1/2" = 1' - 0"

3 Sign Type M: Pole Mounted Banners
Scale: 1/2" = 1' - 0"

DISTRICT SEALS

CITY OF LOUISVILLE, CO



1 Sign Type L: Distric Seal - North Louisville
Scale: NTS



2 Sign Type L: Distric Seal - Centennial Valley
Scale: NTS



3 Sign Type L: Distric Seal - Monarch
Scale: NTS



4 Sign Type L: Distric Seal - Downtown
Scale: NTS



5 Sign Type L: Distric Seal - Colorado Tech Center
Scale: NTS

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SIGNAGE & WAYFINDING

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INSET PHOTOS



1 Select Signage In Context
Scale: NTS

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SIGNAGE & WAYFINDING FAMILY - DESIGN ALTERNATIVES



SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



1 Sign Type A: Primary Monument Sign
Scale: 1/2" = 1' - 0"

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SIGNAGE & WAYFINDING

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INSET PHOTOS



1 Sign Type B: Secondary Monument Sign
Scale: 1/2" = 1' - 0"

2 Sign Type B: Secondary Monument Sign - Alt.
Scale: 1/2" = 1' - 0"

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SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



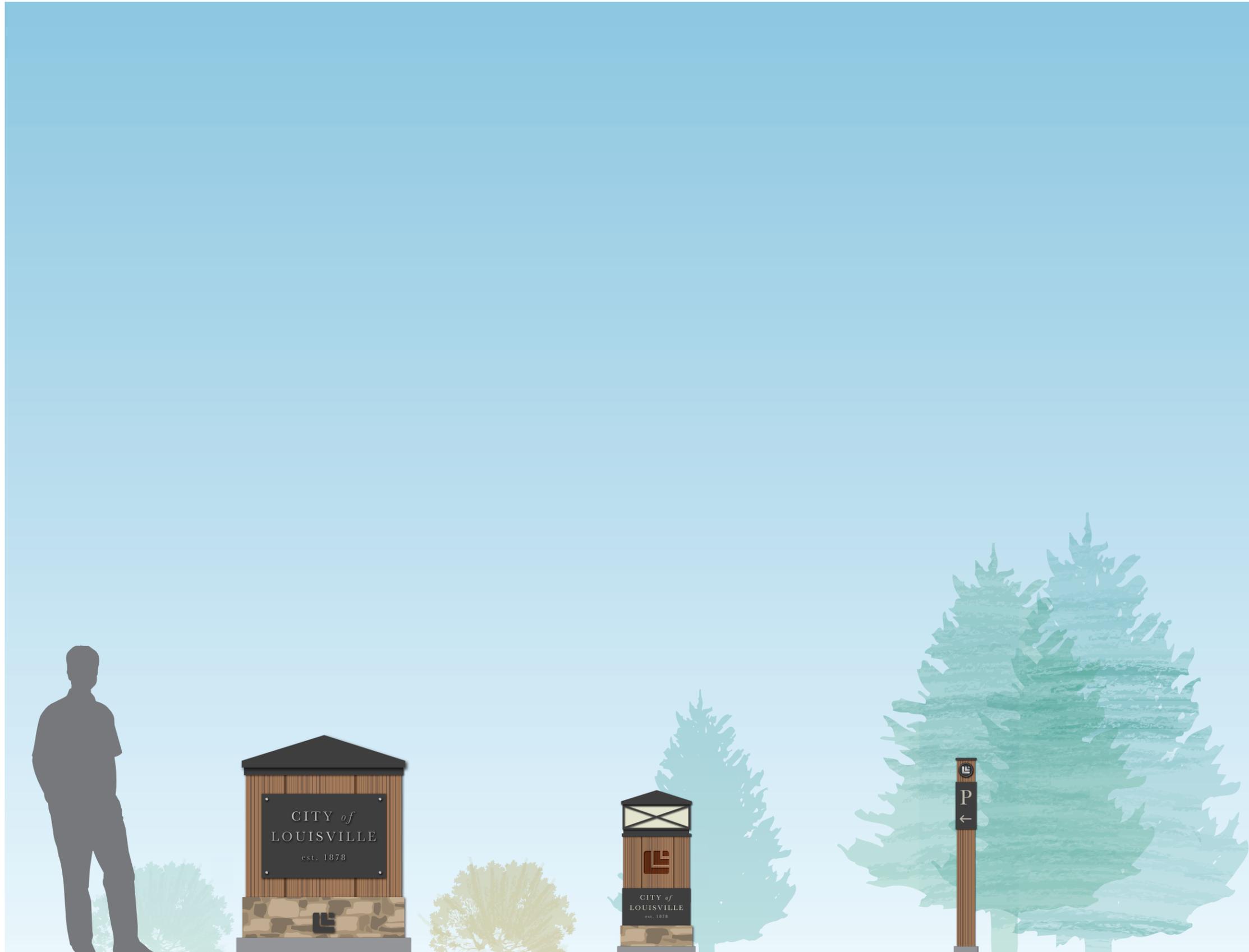
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1 Sign Type C: Tertiary Monument Sign
Scale: 1/2" = 1' - 0"

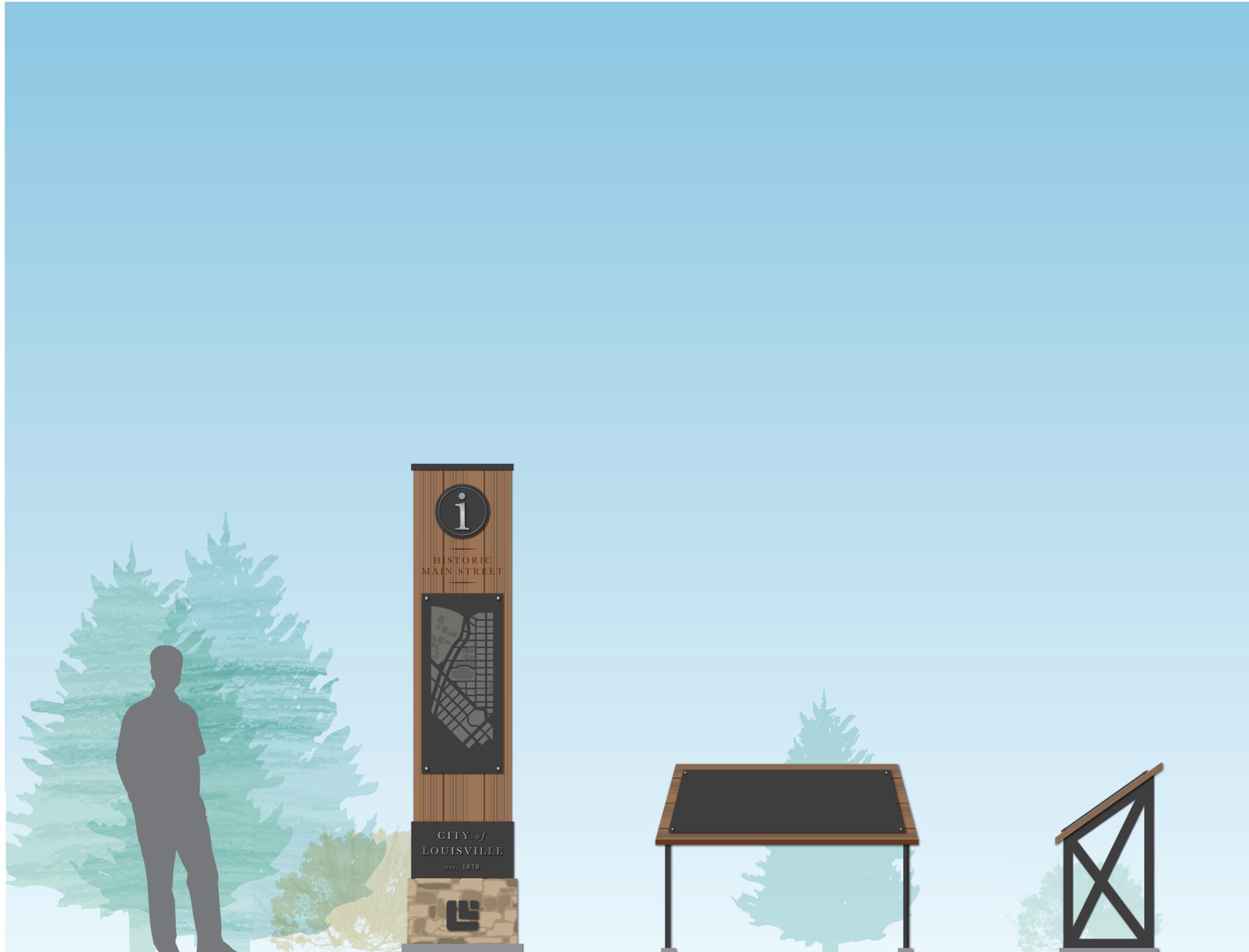
2 Sign Type D: Illuminated Bollard
Scale: 1/2" = 1' - 0"

3 Sign Type E: Directional Marker
Scale: 1/2" = 1' - 0"

SIGNAGE & WAYFINDING

CITY OF LOUISVILLE, CO

INSET PHOTOS



1 Sign Type F: Directory Kiosk
Scale: 1/2" = 1' - 0"

2 Sign Type G: Interpretive Sign
Scale: 1/2" = 1' - 0"

3 Sign Type G: Interpretive Sign - Side View
Scale: 1/2" = 1' - 0"

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SPEED
LIMIT
25





CITY of LOUISVILLE
est. 1878

BEGIN
RIGHT TURN LANE
YIELD TO BIKES

RIGHT LANE
MUST
TURN RIGHT

CENTENARY
GATEWAY

Hampton
Court

COURTYARD



CITY *of* LOUISVILLE
est. 1878

BEGIN
RIGHT TURN LANE
YIELD TO BIKES

RIGHT LANE
MUST
TURN RIGHT

CENTENNIAL
GATEWAY
Historic
City

MEMORANDUM

To: Historic Preservation Commission Members
From: Department of Planning and Building Safety
Subject: CLG Grant Applications
Date: **December 19, 2016**

Applications for CLG grants for 2017 are due on January 16, 2017. Staff is interested in using the CLG grant to implement some of the action items in the adopted Preservation Master Plan. Based on the interests of the Certified Local Government, staff recommends an application for the following:

- **Research and document Louisville's history/ Establish guidelines for relocating historic structures**
The City of Louisville is working with PaleoWest to develop three historic context reports as outlined in the Preservation Master Plan. The research has led to a wealth of information on relocated historic structures. The City would like to create an interactive map of relocated buildings and then use this to inform the development of guidelines for relocating historic structures.
- **Provide orientation and training materials for HPC**
The 2017 National Preservation Conference will be in Chicago November 14-17, 2016. Staff is looking for direction on how many commissioners would be interested in attending the National Preservation Conference.
<https://pastforwardconference.org/pastforward2017/>

Staff is looking for direction on whether to apply for a CLG grant for all of these items or some of these items. The grant application is available on the History Colorado website: <http://www.historycolorado.org/oahp/grant-application>.

MEMORANDUM

To: Historic Preservation Commission Members
From: Department of Planning and Building Safety
Subject: Upcoming Schedule
Date: **December 19, 2016**

December

23rd – Early Bird Registration Deadline [CPI Saving Places Conference](#)

January

9th – Training with City Attorney, 5:30pm, Spruce Room

9th (2nd Monday) – Historic Preservation Commission Meeting, 6:30pm, Council Chambers

February

1st -4th – CPI Saving Places Conference, Denver

13th (2nd Monday) – Historic Preservation Commission Meeting, 6:30pm, Council Chambers

Save the Date – Saturday, May 20th – Boulder Country Preservation Forum