



City of Arkansas City

HISTORIC PRESERVATION BOARD MEETING

MINUTES

Monday, November 25, 2024 at 5:30 PM – 118 W Central Ave, Arkansas City, KS

I. Call to Order

II. Roll Call

PRESENT: Foss Farrar, Jorge Lozano, Duane Oestmann, Dotty Smith

ABSENT: Kevin Cox

III. Consent Agenda

1. Meeting minutes, May 20, 2024 meeting.

Motion made by Lozano, Seconded by Oestmann to approve the minutes from the May 20, 2024 meeting as written.

Voting Yea: Cox, Farrar, Lozano, Oestmann, Smith

IV. Items for Discussion

1. Review the proposed storefront at 412 S Summit Street

Josh White presented the staff report. The project would involve the filling in of window openings. After consulting with the SHPO, he felt he didn't have enough information to recommend approval of the project citing that any infill on windows would not meet the Guidelines unless additional information was supplied. Janice Marr, Ivy Beals, Steve and Christi Lungren representing Angels in the Attic explained that the building is being used as a warehouse for Angels in the Attic. The windows in their current setup are a security risk for their organization. The windows are deteriorated and they would like to cover them with 6 X 6 memorial tiles used as a fundraiser. It was determined that up to 300 tiles could fit. The windows would remain. Jorge Lozano expressed concern that if the windows were not repaired prior to this project, they would deteriorate further and cause problems for the tiles and the building. Angels in the Attic confirmed they would repair the windows prior to any installations. They also proposed to change the size of the south window to more closely match the north window which the board agreed was more likely to be more historic. They also stated that the installation could easily be removed in the future if a future occupant wished to remove it and have windows again. After additional discussion, the board felt that the south window was likely not historic and it would be appropriate to change its size and since the group agreed to make the project removable this project could be approved.

Motion made by Smith, Seconded by Oestman to approve the permit for a storefront at 412 S Summit St as reviewed in accordance with K.S.A. 75-224 subject to the project being able to be reversed and the window sashes being repaired or replaced.

Voting Yea: Cox, Farrar, Lozano, Oestman, Smith

2. Discuss amending the boundaries of the Historic District in accordance with the 2017 Survey Report.

Josh White stated that a property owner in a non-conforming building had reached out to him about making the property contributing again. The property was listed as potentially contributing in the 2018 Survey Report. Josh noted that a recommendation of the survey report was to nominate a revision to the historic district. The board discussed the process and agreed that Josh should pursue a grant to pay for a consultant to assist in the project.

V. Other Items

Josh White noted that the board had not done any training recently and that since there were two new members a training session was overdue. He spoke of a video that would go over the Standards and a discussion could be held afterward likely at the January meeting. The board agreed this was an acceptable option.

VI. Adjournment

Motion made by Oestmann, Seconded by Smith to adjourn the meeting.

Voting Yea: Cox, Farrar, Lozano, Oestmann, Smith