



Historic Preservation Commission

Special Meeting

335 South Broadway
De Pere, WI 54115
<http://www.de-pere.org>

Final Minutes

Friday, February 23, 2018

4:30 PM

De Pere City Hall Council Chambers

Call to Order

The meeting was called to order at 4:30 PM by Chairperson Mike Fleck

Attendee Name	Title	Status	Arrived
Scott Crevier	Alderman	Present	
Mike Fleck	Chairperson	Present	
Gene Hackbarth	Commissioner	Present	
Brian Netzel	Vice Chairperson	Excused	
Sue Sands	Commissioner	Excused	
Adam Turriff	Commissioner	Present	
Joanne Vomastic-Muka	Commissioner	Present	

Also present: City Planner Peter Schleinz.

2. Approval of the minutes of the November 20, 2017 Historic Preservation Commission meeting.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Gene Hackbarth, Commissioner
SECONDER:	Joanne Vomastic-Muka, Commissioner
AYES:	Crevier, Fleck, Hackbarth, Turriff, Vomastic-Muka
EXCUSED:	Brian Netzel, Sue Sands

3. Recommendation regarding funding for Historic Preservation members to attend the Wisconsin Association of Historic Preservation Commissions 33rd Annual State Conference in Platteville, Wisconsin on April 27-28, 2018.

City Planner Peter Scheinz reminded everyone that one member attended the conference in 2017. The 2018 HPC budget will allow 1-2 members to attend this year. Gene Hackbarth stated that he would like to attend again this year and Joanne Muka added that she would also like to attend if no one else does. Discussion followed and it was decided that everyone else would check their schedules to see if they are able to attend and also that staff check with Brian Netzel and Sue Sands who were absent from tonight's meeting. Gene noted that the registration for the conference is not due until mid-April so the HPC will discuss the final details and determine who will attend the conference at next month's meeting.

RESULT:	NO ACTION
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4. Discussion regarding the current Wisconsin State Historic Tax Credits and the federal budget with presentation from Mr. Gene Hackbarth.

As a member of the Wisconsin Historic Tax Credit task force, Gene Hackbarth outlined current state and federal legislation proposals that would impact the HPC's efforts to create historic properties and districts. He noted one change in the federal budget, which was approved in December of 2017. Before last year, any historic tax credits were paid out as one payment at the completion of the project. However, now the payment is divided, with 20% being paid each year for the next five years. He spoke about two other state bills which the Wisconsin Historical Society supports - AB 793 and SB 668, which

raises the limit on the amount of tax credits that may be certified by the Wisconsin Economic Development Corporation under the historic rehabilitation tax credit from \$500,000 to \$3,500,000. A third bill, B 800, which would require property owner approval for local, state, and national registries, is one that is opposed by the Wisconsin Historical Society. Gene stated that these three bills are all in the discussion phases and he will provide a progress update to the HPC in the future.

RESULT:	DISCUSSED
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5. Discussion regarding Historic Preservation Commission preparation for a March 19, 2018 public presentation related to future historic districts.

City Planner Peter Schleinz reviewed the steps necessary for preparation of the March HPC meeting, during which the Wisconsin Historical Society and the HPC will collaborate on a presentation to inform property owners of the pros and cons of historic districts. The first step is to mail out letters to all property owners located in the two potential new districts: Mansion Street and East & West St Francis Road. Peter asked when the HPC would like the letters to be mailed and it was agreed that they should be mailed on Monday, February 26, 2018. Mike Fleck suggested the letter should include a question and answer portion. Peter stated, that for time's sake, the letter should be more informational and include the details of the March 19th meeting, without a question & answer portion. Everyone agreed. Gene Hackbarth stated that he would like the letter to include a link to the City website, which Peter stated he will include. Adam Turriff added that the letter should mention that HPC members would be going door-to-door during the month of March to invite homeowners to the meeting, as well as offer simple explanations about what a historic district is about. Discussion followed and it was decided that Gene, Mike, Adam, and Joanne would work in pairs of two, going door-to-door the week of March 5th thru the 9th. The two potential districts include approximately 50 homes. Peter stated that Joe De Rose will be on hand to discuss the state and national designations while the HPC will cover local designations. Both Gene Hackbarth and Adam Turriff stated that they will not be able to attend the March meeting. It was decided that Mike Fleck would speak on behalf of the HPC at the meeting and Gene will assist him in the preparation for the meeting. Next, Peter directed the HPC members to discuss the "buy-in" or percentage of interested property owners that is needed to begin the designation process. Mike Fleck stated that it should be at least 60%. Gene added that CLG status requires 50% plus one for going forward with a designation. Scott Crevier added that he feels it should be 100%. Discussion followed regarding whether a single property owner in the district could choose not to be included in the district. After some discussion, it was decided that clarification from the state is needed regarding this question.

RESULT:	DISCUSSED
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6. Future Agenda Items.
None.

RESULT:	DISCUSSED
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Adjournment

Gene Hackbarth moved, seconded by Adam Turriff, to adjourn the meeting at 5:08 pm. Upon vote, motion carried unanimously.

Respectfully submitted,
Kelly Barker