

**CITY OF WILDWOOD
RECORD OF PROCEEDINGS**

**MEETING OF THE HISTORIC PRESERVATION COMMISSION
CITY HALL – COMMUNITY ROOM
16860 MAIN STREET
WILDWOOD, MISSOURI 63040
January 23, 2020**

I. Welcome and Roll Call

Meeting: Thursday, 1/23/20, City Hall, Community Room, 6:30 p.m.
Attending: Commissioners Wojciechowski, Stevens, Hrubes (arrived at 6:40 p.m.), Hammond, Scott, Rowton, Bachert, Alternates Adams (arrived at 6:40 p.m.) and Quarternik, Commission Liaison Gragnani, and Council Liaison Edens.
Absent: Council Liaison Farmer.
Staff: Director of Planning and Parks Joe Vujnich and Assistant Director of Planning Kathy Arnett

II. Opening Remarks by Chair Wojciechowski

Chair Wojciechowski welcomed everyone to the meeting, which was called to order at 6:30 p.m.

Newly-appointed Alternate Quarternik introduced herself to the Commission. She noted her family has lived in Wildwood since the 1940's and she has a long history with the City and is excited to participate in its historic preservation efforts.

III. Approval of the Historic Preservation Commission December 5, 2019 Meeting Minutes

A motion was made by Commissioner Scott, seconded by Commissioner Stevens, to approve the meeting minutes from December 5, 2019. A voice vote was taken on the motion, with a unanimous affirmative result, and Chair Wojciechowski declared the motion approved by a vote of 6-0.

A motion was made by Commissioner Scott, seconded by Commissioner Stevens, to approve the meeting minutes from the Demolition Site Visit on December 5, 2019. A voice vote was taken on the motion, with a unanimous affirmative result, and Chair Wojciechowski declared the motion approved by a vote of 6-0.

IV. Public Comment

None

V. New Business

A. Ready for Action – Four (4) Items

1. Presentation by Joe Harl, Archaeological Research Center, on the Pre-History and Archaeology of Wildwood (Wards – All)

Director of Planning Vujnich noted Mr. Harl's presentation on the pre-history and archaeology of Wildwood had been rescheduled to the Commission's March 26th meeting, given tonight's inclement weather.

2. Distribution and Discussion of Essen Log Cabin Preliminary Reconstruction Drawings from Patterhn-Ives (Wards – All)

Director of Planning Vujnich reviewed the history of the contract with Patterhn-Ives to create the preliminary reconstruction drawings for the Essen Log Cabin. This work included the partial reconstruction of the cabin's materials on the parking garage, which was completed in September 2019, and then the creation of the preliminary reconstruction drawings. The drawings were provided to the Commission in tonight's packet and he noted how pleased the Department was with the work.

Discussion was held regarding the following: the determination of the most popular use of the building, once reconstructed; the desire to include some furnishings, which could be obtained through donations; the quality of the work completed by Patterhn-Ives; the potential for inclusion in the Village Green; the uses appropriate in the Village Green; the need to have a use for the log cabin; the cost estimate for reconstruction; the potential for including the reconstruction cost, with a larger project; the desire to show City Council a schedule of planned activities at the reconstructed cabin; and the continued interest in fundraising for the reconstruction efforts.

3. Update on Kohn Park Sign (Ward One)

Director of Planning Vujnich noted Mr. Rosener is still interested, but it will likely be a few more months. No change in cost has been discussed. Department staff will follow up soon with him and hope for a Spring start to the sign construction. He also noted that funding remains available in the Fiscal Year 2020 Budget for this project.

4. Update on 2020 Work Program (Wards – All)

Assistant Director of Planning Arnett provided an overview of the status of the 2020 Work Program items, noting that four (4) of the twelve (12) items were underway, while work had also begun on all four (4) of the ongoing items. The following items were noted to be underway: Item #4. Wildwood History Book; Item #8. Belleview Farms Project; Item #10. Essen Log Cabin Reconstruction; and Item #11. Participation in the State's Bi-Centennial Celebration.

Work on ongoing items was noted as an article is to be published in the upcoming Spring Gazette on historic preservation; a number of social media posts regarding the Commission's work, which had a combined reach of over 11,450 viewers; the scheduling of three (3) of the proposed four (4) training sessions; and updates on City projects impacting local historic locations, such as the Manchester Road Streetscape Project on Route 66.

B. Not Ready for Action –No Items

VI. Old Business

A. Ready for Action – Two (2) Items

1. Discussion on book publication (Wards – All)

Assistant Director Arnett provided information on the research completed on different publishers to print and edit the Wildwood History Book, when the writing is complete. A number of options were provided, which included: a comprehensive editing of the book, which would result in a vast reduction in size; self-publishing, to include a redesign; and self-publishing to include text editing and printing. Any option selected would result in the City funding the printing of the books and then selling them to recoup the costs.

Discussion was held regarding the following: the dislike of a comprehensive editing project and the lack of support to reduce the book's size by any great amount; the support of pursuing text editing; and the general support of self-publishing to retain the design and size of the book.

Commission Members chose to defer this item to the next meeting for a decision.

2. Continued Discussion Regarding the Commission's Participation in the Missouri 2021 Bicentennial Celebration (Wards – All)

Assistant Director Arnett noted additional work had been completed on the two (2) types of projects that can be pursued as part of the City's participation in the Missouri 2021 Bicentennial Celebration. The first is pursuing Community Legacy designations of area traditions and meaningful places. The second is to seek support of the annual Celebrate Wildwood Event as an Endorsed Project.

She noted a draft letter had been provided to the Commissioners, which is proposed to be sent to area organizations informing them of the program and offering the City's support, if they chose to pursue a Community Legacy designation. Also provided, was a list of potential traditions and meaningful places. Department staff requested any edits to the letter, or additional ideas for traditions or meaningful places, be sent to them by next Wednesday.

Finally, Assistant Director Arnett noted Department staff had reviewed the criteria for Endorsed Projects and was ready to complete the application for the 2020 Celebrate Wildwood Event, if the Commission was in agreement.

A motion was made by Commissioner Stevens, seconded by Commissioner Hrubes, to seek the Endorsed Project Status of the 2020 Celebrate Wildwood, as part of the State of Missouri's 2021 Bicentennial celebration. A voice vote was taken on the motion, with a unanimous affirmative result, and Chair Wojciechowski declared the motion approved by a vote of 7-0.

3. Discussion on Archiving Documents from the City’s Incorporation that are Currently Being Stored at City Hall and Other Off-Site Locations. (Wards – All)

Director of Planning Vujnich noted Fran Gagnani and Pat Kozlowski organized much of the incorporation materials. The Department now has a Staff member, Kris Parker, who is capable of scanning and indexing the materials. The project is underway and will be completed in-house, at no additional cost to the City.

Discussion was held regarding the support of the project once complete, reaching out to Washington University, University of Missouri St. Louis, and the Missouri Historical Society’s government libraries to see if they may be interested in a copy of the items.

A motion was made by Commissioner Scott, seconded by Commissioner Hammond, to add the archiving of the incorporation documents to the Commission’s 2020 Work Program. A voice vote was taken on the motion, with a unanimous affirmative result, and Chair Wojciechowski declared the motion approved by a vote of 7-0.

B. Not Ready for Action – Three (3) Items

1. Discussion Regarding the Future Location for the Essen Log Cabin (Wards - All)
2. Work Program for Historic Route 66 Promotion (Wards – All)
3. Discussion Regarding Memorial Tribute (Wards – All)

VII. Review of Proposed Zoning/Plats/Site Development Plan/Demolition Requests – No Items

VIII. Other Matters for Consideration

Commissioner Scott noted he went to REFAB STL and toured their property. It utilizes and refurbishes building materials and employ their restoration as training, then resell the items. He noted he is supportive of including them and Architectural Artifacts as options the Commission may recommend to owners of property pursuing demolitions. Department staff will check with these two (2) businesses to see if they have brochures or business cards to distribute on demolition site visits.

Assistant Director Arnett noted two (2) training sessions were available in March in Chesterfield and the CLG Annual Forum in April in Jefferson City. Information would be sent to the Commissioners to determine if anyone was interested in attending them. She reminded the Members the City will pay for their registration and travel costs.

Assistant Director Arnett noted a request for a demolition had been received and a site visit needs to be scheduled, so date options would be emailed tomorrow to the Commissioners.

IX. Upcoming Meeting Dates – February 27, 2020 (Thursday), at 6:30 p.m.

The next meeting is scheduled for Thursday, February 27th, at the Old Pond School.

X. Closing Remarks and Adjournment by Chair Wojciechowski

A motion was made by Commissioner Hammond, seconded by Commissioner Bachert, to adjourn the meeting. With a unanimous voice vote, Chair Wojciechowski declared the meeting adjourned at 8:09 p.m.