

## MEETING RECORD

**NAME OF GROUP:** HISTORIC PRESERVATION COMMISSION

**DATE, TIME AND PLACE OF MEETING:** Thursday, December 20, 2007, 1:30 p.m., Conference Room 206, 2<sup>nd</sup> Floor, County-City Building, 555 S. 10<sup>th</sup> Street, Lincoln, Nebraska

**MEMBERS IN ATTENDANCE:** Jerry Berggren, Tim Francis, Bruce Helwig, Jim McKee and Bob Ripley; (Carol Walker and Terry Young absent). Marvin Krout, Ed Zimmer and Teresa McKinstry of the Planning Department; and other interested citizens.

**STATED PURPOSE OF MEETING:** Regular Historic Preservation Commission Meeting

Chair Bob Ripley called the meeting to order and requested a motion approving the minutes for the regular meeting held November 15, 2007. Motion for approval made by McKee, seconded by Helwig. Motion for approval carried 5-0: Berggren, Francis, Helwig, McKee and Ripley voting 'yes'; Walker and Young absent.

The opportunity was given for persons with limited time or with an item not appearing on the agenda to address the Commission. No one appeared.

**APPLICATION BY MONTE FROELICH FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT THE GRAND MANSE/OLD FEDERAL BUILDING (129 NORTH 10<sup>TH</sup> STREET)**

**PUBLIC HEARING:** December 20, 2007

Members present: Berggren, Francis, Helwig, McKee and Ripley; Walker and Young absent.

Monte Froehlich stated that they are proposing a new version of the sign.

Greg Munn stated that they have borrowed elements from the lamppost design. A redesign of the site and sign has been done. There will be four columns that hold the digital sign. He presented a few drawings of the property as proposed with the new sign. Ripley believes that the lamppost would have had a round sphere. Munn will check on that.

Ed Zimmer stated that the fixed panels that were previously presented, have been removed. All the signs would be on the movable text. This application will go to the Nebraska State Historical Society and onto the National Park Service.

Ripley sees this as a considerable improvement.

**ACTION:**

**December 20, 2007**

McKee moved approval of the sign as presented today with the deletion of the eagles on top of the columns and substituted with a simple ball, seconded by Helwig.

Motion for conditional approval carried 5-0: Berggren, Francis, Helwig, McKee and Ripley voting 'yes'; Walker and Young absent.

**REVIEW OF A NOMINATION TO THE NATIONAL REGISTER OF HISTORIC PLACES OF THE GOVERNOR'S MANSION, 1421 H STREET**

**PUBLIC HEARING:**

**December 20, 2007**

Members present: Berggren, Francis, Helwig, McKee and Ripley; Walker and Young absent. Bob Ripley noted that he would not be participating in the discussion or voting on this request, to avoid any appearance of conflict of interest due to his employment by the State of Nebraska.

Jill Dolberg stated that they are requesting a nomination for the Governor's mansion under Criterion A for its historical significance under State government. It was built between 1956 and 1957. This is not the first Governor's mansion. Prior to this, Governors either received a stipend for living arrangements or lived in a building on the same site. It was a Ferdinand Fisk building built around 1890. It was acquired by the State. It came with all the furnishings. By the 1950's, there was talk of needing a new Governor's mansion. The windows leaked and it was a fire hazard. The legislature appropriated the first \$100,000.00 and later on, another \$200,000.00. The old house was torn down. Labor was used from the men's reformatory. There was an auction for some of the old furnishings. Three architects were selected to form a committee to select an architect to design the new mansion. Selmer Solheim was selected. There were about a dozen designs. It was deemed important to keep the private quarters separate from the public space. At the time the mansion was being built, it was just the north portion of land. There were still houses to the immediate south. People came in droves to see the mansion when it was built. The interior design was done by Jack Peacock. All of the windows have been replaced. She believes it has enough integrity to be eligible.

Ed Zimmer noted that National Register's Criterion of Significance "A" is met when a property is associated with a significant event. This application states that the building of the mansion was a significant event and offers extensive documentation. The application describes the controversy that surrounded the building from the start, especially in terms of its architectural style.

Berggren noted that this is state property and questioned if this Commission fundamentally has jurisdiction over this.

Ed Zimmer stated that while City zoning authority does not apply to state property, this building is within the Lincoln city limits. As a Certified Local Government, Lincoln is asked to advise on all National Register nominations within the city limits. Both the Commission and the Mayor are asked for opinions.

**ACTION:**

**December 20, 2007**

McKee moved approval, seconded by Francis.

The Commissioners were unsure about this application. McKee sees that this building does qualify under Criterion A.

Berggren is not sure he is comfortable with this or not. What if someone wants to replace the building and there is a historic label?

Zimmer said the first question before the members is whether the Commission thinks the building is eligible for the National Register, as documented in the nomination. Of course, the Commission may address additional questions if it chooses.

The chair recognized Dolberg for a comment. She noted that listing on the National Register does not in itself protect a building from change. She finds it fascinating that the controversy over the building is still as heated today as it was when it was being built.

Berggren thinks by carrying this nomination forward, we are only adding fuel to the fire. McKee does not disagree.

McKee amended his motion to state that this application technically meets the requirements to list a building on the National Register under National Register Criterion A, but that a recommendation be sent forth to the State Historical Society that this application not be advanced any further. Amended motion was seconded by Francis.

Motion for conditional approval carried 4-0: Berggren, Francis, Helwig and McKee voting 'yes'; Ripley abstained; Walker and Young absent.

**OTHER:**

- Zimmer stated that the Dept. of Roads has approved one-half million dollars for streetscape improvements on "O" St., 1<sup>st</sup> St. to 3<sup>rd</sup> St. Funds will allow for a trail connection and interpretative plaza. The DLD post will not move but will be protected. It is essential to have a good pedestrian connection across the bridge and a more apparent trail connection.

- Zimmer announced that Cathy Beecham and Berwyn Jones will be nominated to replace Carol Walker and Terry Young as Historic Preservation Commission members.

The meeting was adjourned at 2:30 p.m.