



## Historic Preservation Commission - Regular Meeting MINUTES

Tuesday, June 01, 2021 at 4:30 PM  
Ketchum City Hall  
480 East Avenue North, Ketchum, ID 83340

### **CALL TO ORDER**

The meeting was called to order at 4:33 PM by Chairman Mead.

### **PRESENT**

Chairman Mattie Mead via teleconference  
Vice-Chair Wendolyn Holland via teleconference  
Commissioner Jennifer Cosgrove  
Commissioner Jakub Galczynski  
Commissioner Rick Reynolds

### **CONSENT CALENDAR—ACTION ITEMS**

1. Minutes of May 18, 2021

#### **Motion to approve the Minutes of May 18, 2021.**

*Motion made by Vice-Chair Holland, Seconded by Commissioner Reynolds.*

*Voting Yea: Chairman Mead, Vice-Chair Holland, Commissioner Cosgrove, Commissioner Galczynski, Commissioner Reynolds*

### **STAFF AND COMMISSION COMMUNICATIONS (Historical Preservation Commission Deliberation, Public Comment may be taken)—ACTION ITEMS**

2. Discussion and direction to staff on the following:
  1. Review, discuss and establish the City of Ketchum criteria that qualifies a property to be placed on the Historic Building List.
  2. Review and discuss the Historic Building List consisting of 26 properties to determine if the properties should remain on the list or if additional properties should be added to the list based on the criteria the Commission has identified.
  3. Set a hearing date for public review and comment on items 1 & 2.

Director Suzanne Frick outlined the procedure to the Commission as follows:

- 1) Define Ketchum's criteria.
- 2) Define how each property meets that criteria.

Langston Guettinger of Logan-Simpson went over the criteria for a site to be considered a Ketchum Heritage Site.

1. Traditional Architecture
2. Community Tradition
3. Associated with a significant event or person
4. Eligible for National Historic Register.
5. Workmanship and feeling

The Commission reviewed the criteria used by other cities.

Boise, ID used the following criteria to determine significance:

1. Historical or cultural importance, 2. Architectural importance, and 3. Archeological importance. The Commission discussed the archeological aspect of preservation.

Lafayette, CO: Guettinger went over the selection criteria used by Lafayette, CO. Chair Mead liked the criteria used by this city. Commissioner Galczynski agreed. There was a discussion of the word *Feeling* vs the word *Concept* in describing the design of a building.

Taos, NM: After noting the criteria from Taos, NM only required one area of significance for a property to be considered for preservation, the Commission discussed the validity of multiple factors. Langston pointed out that one factor was enough to be considered, but more were needed to preserve. Vice-Chair Holland agreed with the item *to be suitable for preservation*. Commissioner Reynolds agreed. Commissioner Cosgrove and Vice-Chair Holland thought the Commission did not have the expertise to determine if a building was *Suitable* for preservation.

Tuscon, AR: There was a discussion of the code from Tuscon, AR. Commissioner Cosgrove and Vice-Chair Holland agreed that the criteria of how location and context of a building was relevant to preservation in Ketchum.

Director Frick suggested Staff and Logan-Simpson would develop a list of criteria for the Commission's discussion and approval.

Next meeting to be held on Tuesday, June 15<sup>th</sup> at 4:30 PM. The list for review would be delivered to the Commission by June 8th.

Vice-Chair Holland thought some properties that had been removed from the list might be eligible to be added back. She thought the OLDEST structure on the list should be considered by the criteria of age alone (i.e. Bonning Cabin). She proposed a title search and history for each property in the Community Core. She thought we should do the research to uncover history not currently known.

Director Frick suggested getting an estimate for title search for the 26 properties to see if it would be economically feasible.

Commissioner Galczynski noted the GIS did not have associated dates. He suggested a GIS electronic search of the oldest properties as they may be overgrown and easily overlooked.

## ADJOURNMENT

**Motion to adjourn at 6:15 PM.**

*Motion made by Commissioner Cosgrove, Seconded by Commissioner Reynolds.*

*Voting Yea: Chairman Mead, Vice-Chair Holland, Commissioner Cosgrove, Commissioner Galczynski, Commissioner Reynolds*

---

Mattie Mead, Chairman  
Historic Preservation Commission