



# City of Racine

City Hall  
730 Washington Ave.  
Racine, WI 53403  
www.cityofracine.org

## Meeting Minutes - Final Landmarks Preservation Commission

*Chairman Mary Whitman  
Alderman Robert Anderson  
Robert Hartmann  
Don Rintz  
Paul Zens*

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Monday, December 1, 2008

4:30 PM

City Hall, Room 209

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### Call To Order

**PRESENT:** 4 - Mary Whitman, Robert Anderson, Robert Hartmann and Don Rintz

**ABSENT:** 1 - Paul Zens

*Others present: Matthew G. Sadowski, Principal Planner  
Tony Veranth, Commission member*

### Approval of the minutes for the October 6, 2008 meeting

**A motion was made by Commission member Hartmann and seconded by Commission member Veranth to approved the minutes of the of the October 6, 2008 meeting. Motion passed on a voice vote.**

### Correspondence

*None.*

### Buildings being razed

*Chairman Whitman inquired as to the reasoning for raising the properties at 13509 and 1354 State Street. Principal Planner Sadowski stated he would investigate. (Note: Upon investigation subsequent to the date of this meeting, the buildings were taken over by the County for back taxes. Prior to the County taking them, the Building Department had numerous repair orders on the buildings states that they are in very poor condition with roofs caving in, among other things).*

### New Business

**08-2978**

**Subject:** (Direct Referral) Consideration of ordinance amendments and administrative guidelines for the implementation of Racine H-Historic Properties District Design Guidelines.

**Recommendation of the Landmarks Preservation Commission on 12-1-08:** That amendments to the proposed ordinance and resolution language be inserted to address new construction on vacant and cleared lots and parcels, and as directed, certain language regarding fencing and lighting fixtures be removed from the proposed resolution at sections (b)(3)c. and (b)(8)b.

Further, that the proposed ordinance amendments and administrative guidelines be referred to the City Plan Commission.

Further, that an ordinance be prepared, a public hearing scheduled and a resolution drafted.

**Fiscal Note:** N/A

**Attachments:** [Design and Architectural Guidelines for H-Historic Districts 12-15-08](#)

*Principal Planner reviewed the outline of the amendments and procedures, and reviewed the time line for consideration by the Plan Commission and Common Council. He also reviewed an estimate of workload for the Landmarks Commission if these amendments and procedures were adopted and put in place in a potential Southside historic district.*

*Discussion ensued regarding the potential adverse impacts on the integrity of a historic district of new construction in vacant or cleared lots, building additions and accessory structures. Commission members also asked that certain language pertaining to "picket fences" and light fixtures be stricken from the proposed design resolution language.*

*Principal Planner Sadowski stated he would research appropriate language, make appropriate changes to the ordinance and resolution language, and distribute the results to all Landmarks Commission members via e-mail.*

*Chairman Whitman reviewed an e-mail she received from Eric Marcus, President of Preservation Racine, in which he express support for efforts to maintain historic properties in the community. In his e-mail, he also requests that in establishing historic districts that the City make equal commitments preserve those features within the public realm that contribute to the character of a district (e.g. decorative street lights, brick pavement, etc.).*

**A motion was made by Commission member Hartmann, seconded by Robert Anderson, that this item be Recommended For Approval. The motion PASSED by a Voice Vote.**

## Old Business

Up-date on Racine Historic District in the area of the National Register Southside Historic District.

*Principal Planner Sadowski stated that this item is on hold pending outcome of ordinance amendments and administrative procedures for the implementation of Racine H-Historic Properties District Design Guidelines.*

Discussion/reminder regarding Racine endangered properties list.

*Commission members discussed the poor state of the Miller House, 1110 Main Street and felt this property should be included on an endangered properties list.*

Second round re-designations

*No new information reported.*

## Administrative Business

*None.*

### **Adjournment**

*A motion was made by Commission Member Hartmann and seconded by Alderman Anderson to adjourn the meeting. Hearing no objections, Chairman Whitman adjourned the meeting at 5:55 p.m.*

*Respectfully submitted,*

*Matthew G. Sadowski, Secretary  
Principal Planner*