

Historic Resources Board Meeting

Agenda

Thursday, April 22nd, 2021 at 3PM
Community Service Center, 3rd floor Conference Rm

Dial-in number (US): [\(425\) 436-6372](tel:(425)436-6372)

Access code: **254398#**

https://join.freeconferencecall.com/adlc_planning

1. Call To Order
2. Welcome New Member
3. Previous Meeting Minutes

Documents:

[02-18-21 HRB-MINUTES_1 DRAFT.PDF](#)

[03-18-21 HRB-MEETING NOTES DRAFT.PDF](#)

4. Unfinished Business
 - 4.I. Historic Preservation Plan Updates
 - 4.II. Preservation Month Planning
5. New Business
 - 5.I. Elections
 - 5.II. CLG Final Report
Annual report (draft)

Documents:

[FINAL PROGRESS REPORT_DRAFT.DOCX](#)

- 5.III. Learning Opportunity

SHPO-featured Movie of the Month is available to view:
[SHAKESPEARE IN MONTANA—DR. GRETCHEN MINTON, MONTANA STATE UNIVERSITY - YOUTUBE](#)
(~1hr)
6. Miscellaneous/Announcements
 - a. Board
 - b. Public
7. Public Comment- This Is The Time For The Public To Comment On Items NOT Appearing On The Agenda That Fall Within The Board's Jurisdiction
8. Next Meeting
9. Adjournment

Historic Resources Board Meeting
Minutes

Thursday, February 18th, 2021 at 3PM
Community Service Center, 3rd floor Conference Rm

Dial-in number (US): [\(425\) 436-6372](tel:4254366372)
Access code: **254398#**
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Please mute your own microphone unless you are speaking to the board to eliminate background noise by using "mute" or *6.

1.Call to Order (3PM) by Vice-Chair McKenna.

Present: Vice-Chair Mary Lynn McKenna, Bob Wren, Gayla Hess (HPO), Mary McCormick (Butte-Silver Bow HPO), [Commissioner Huotte \(by phone\)](#) and public per sign-in/call-in sheet. Note: Chair Lussy arrived at 3:12PM.

4.New Business

4.I. BSB Preservation Presentation

Presentation by Butte-Silver Bow (BSB) Historic Preservation Officer (HPO) on recent Historic Preservation Commission activities.

Ms. Mary McCormick introduced herself and expressed excitement to be invited to talk about BSB Historic Preservation Program as Butte and Anaconda share so much common history and many similar built environment conditions today.

The BSB program is more robust with its larger community and a strong presence of preservation advocates in the city since the 1980s inventory. The program has struggled over the years finding its place, but now Butte has one of the most comprehensive programs and ordinances in the state, including Design and Demolition Review programs. A Local Register program is to be implemented.

The design review program is limited to when a property owner is receiving a local incentive from the URA TIF district covering commercial core and neighborhoods, East Butte TIF near pit- ravaged areas in 1970s when expansion was considered (open space and construction), or trust fund money from ARCO with a SARTA [Superfund Advisory and Redevelopment Trust Authority] preservation component.

Design review is focused on exterior modifications to a building, following Secretary of Interior standards for the treatment of historic properties- standards for rehabilitation, involving materials, historic fabric, with replacement in-kind or to replicate historic features, etc. Ms. McCormick mentioned that she drives through Anaconda and sees great houses and opportunities.

BSB HPO then spoke about recent projects including:

- Jacob's House (NW corner of Granite & Montana) built in 1878 for Henry and Adel, Jewish immigrants who came in the US in 1840s- settling in the Butte area in 1876. Jacob's House is the first brick house in Butte. In the 1920s stucco was added to cover the brick and the original porch was removed eventually replaced with a craftsman style porch. The last owners donated the house to BSB in perpetuity. A SARTA grant was used for restoration with work including work to bring the porch back to some of its former glory. The Clark Chateau group will use the house for visiting artists and writers who are coming to the community for projects.

- A North Montana Street property built by the Whartons; noted Wharton ran the streetcar company. The Italianate house had a brick veneer which was crumbling after it had been painted. New owners have restored and used old unpainted brick to replace missing or damaged brick, restored the porch, put in new windows, and installed a wrought iron fence. The property has recently sold.
- Photos of varying conditions of a duplex built in 1898 on Agate Street were shown. The property was used as a hospital in the early 20th century before falling into disarray. A SARTA grant assisted with the project.
- A Curtis Street house was shown as an example of a smaller house being restored for use as affordable housing. A 1959 photo depicted asphalt shingles on the home covering its original siding. After years of abandonment, new owners found the original drop siding was in very good condition beneath the added material and has restored the siding and a more original appearance of the house.
- The Mai Wah, heart of the Chinese district, was built in 1898 for use as a mercantile and noodle parlor. In 1909, the building expanded to the west with stores on the main level and expansion of the noodle parlor on the second. SARTA and URA grants were used. Partners in Preservation also contributed to the project to rehabilitate and repaint windows, doors, and skylights. Transom windows were reglazed. The west wall was also completely re-done. The outer brick was either rotated or replaced with old, unpainted brick.
- Butte-Silver Bow Archives was highlighted as infill modern construction next to the original fire house. A municipal bond funded restoration of firehouse and an addition for expansion. Preservation, Rehabilitation and the addition of a design-compatible building show how new construction can fit into the historic district.
- NorthWestern building cited as another example for compatible infill. New building does not replicate the Owsley block (formerly on the site), but the NW building fits in size, form, materials, scale and massing.
- The MT History Foundation grant was used to restore Sewell's Hardware store transom window. The prismatic glass transom windows were popular, and this window is unique to Uptown with the stained glass used to spell its name. A stained-glass expert from Great Falls held workshops with volunteers to work on this restoration. The work was completed as a community project with 10-15 volunteers often showing up at a time over several weeks. Butte CPR [Citizens for Preservation and Revitalization] is now able to work on other window projects with skilled local volunteers.

Ms. Mary McCormick then asked for questions. Chair Lussy asked about other ongoing projects. Mary McCormick mentioned work on the Caretakers residence in Basin Creek with a Revitalizing Montana's Rural Heritage Grant. She explained that the city park has a Craftsman style house (Lincoln Heir designed, same as BSB Courthouse) for use by the caretaker. The residence is a visual focal point of the park which has fallen in disarray. It will be restored to allow a caretaker to reside at the park.

Ms. McCormick then spoke about how the Uptown area is part of an Opportunity zone, mentioning buildings with possible upcoming work such as the YMCA, Christian Science Church on North Montana St, and the fire damaged Irish Times building.

With quorum present, group addressed item 2.

2.Approval of Previous Meeting Minutes

Documents:

1. [01-21-21 HRB-MINUTES DRAFT.PDF](#)

Mr. Bob Wren moved to approve with a second by Mary Lynn McKenna. Motion passed 3-0.

3.Unfinished Business

None

4.II. State of The County

Phase 1 of the Historic Preservation Plan written by The Lakota Group Virtual Open House link available on the project website: [HTTP://WWW.ANACONDALCPRESERVATIONPLAN.COM/](http://www.anacondalcpreservationplan.com/)

Documents:

1. [ADLC HISTORIC PRESERVATION PLAN STATE OF THE COUNTY \(FEBRUARY DRAFT\).PDF](#)

Mr. Wren stated that he found the report interesting and informative and is planning to share it with others. He did ask for clarification about recommendations discussed at the listening sessions and noted that these were not in the State of The County (SOTC) report. Hess confirmed the SOTC was just the first part with the Phase 2 document focusing on recommendations and items identified by the community.

Chair Lussy asked if the consultants have requested a lot of information from the county. Hess responded that there were a few requests, but that the consultants have done all the work in compiling and writing.

Hess then spoke of the amendment to the professional services agreement to extend the deadline from end of February to June. The extended timeline would allow for the survey to be online longer, for public online meetings to be held, and that this will be discussed at the upcoming Commission work session. Vice-Chair McKenna noted that this was a more reasonable time than was originally planned.

4.III. CLG 2021 Grant Application - Update

Contract for the upcoming funding cycle from SHPO has been received. This will be presented to the Commission at the 02/23 work session.

Documents:

1. [2021 CLG CONTRACT ANACONDA-DEER LODGE.PDF](#)

Mr. Lussy noted that the application had been completed.

4.IV. Remaining Funds For 2020-2021

At the 06/18/2020 meeting, the HRB voted to use \$1500 for the Historic Preservation Plan (HPP). As other budgeted items did not occur or were found to be ineligible expenses, the board will discuss other potential uses for the remaining \$335. The end of the funding cycle is 03/31/2021.

Bob Wren asked about speaker series costs, advertisements, and including rent costs for space at the Copper Village. Hess expressed concerns about being able to setup these meetings before the contract end date; suggested using future funds for the speaker

series. Mr. Wren also asked about if it needed to be allocated or if the money had to be spent by the end of the funding cycle. Hess explained that invoices or receipts would need to be provided with the final report for reimbursement- suggested using the funds to support the HPP or advertising positions for the board.

Mary Lynn McKenna spoke about bringing awareness to the ongoing projects. She also noted that hard copies might be preferred for some community members. Vice-Chair McKenna moved to use remaining funds for advertisement and support of HPP and advertisement for board vacancies. With a second by Mr. Wren, motion passed 3-0.

4.V. CLG Training

<HTTPS://PRESERVEMONTANA.EGNYTE.COM/DL/XXYVKNHBRF/?>

Gayla Hess explained that the annual CLG training was cancelled and a video was offered as a training option. Bob Wren found the window restoration video interesting.

Hess asked the group if they would like to see other training/learning opportunities regularly included in board materials. Mary Lynn McKenna voiced support.

5.Miscellaneous/Announcements

a. Board

Mr. Wren spoke about ways to show effort of recruitment for the board and that a focus should be placed on getting vacant positions filled. Qualifications for board membership were reviewed; professional degree qualifications needed.

HPO briefly mentioned preapplication meetings at the upcoming Planning Board meeting, with information to be shared with the HRB at an upcoming meeting. As the sign ordinance has passed, applications for signs on historic properties will be shared for comment/review as meeting schedules allow.

b. Public

Ms. Rose Nyman did note that open board positions are advertised in the leader and are posted on the county website. Ms. Nyman also asked about volunteer hours and if the donated service sheets are only for HRB members as she has spent some time attending a listening session and reviewing the HPP materials. Hess said that she would check.

HPO Note: After checking with SHPO about volunteer time and the HPP project, a donated service sheet was provided to Rose Nyman for contribution to the CLG match.

6.Public Comment- This is the time for the public to comment on items NOT appearing on the agenda that fall within the board's jurisdiction

None.

7.Next Meeting: March 18th at 3PM

8.Adjournment: 4:03PM

Historic Resources Board Meeting
Notes

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1. Call to Order (3PM) by Vice-Chair McKenna.
Present: Vice-Chair Mary Lynn McKenna, Gayla Hess (HPO); Eric Newcombe (SHPO) public per sign-in or call-in sheet. **No quorum**; notes prepared to summarize discussions.
Excused absent: Bob Wren

2. Discussion of Previous Meeting Minutes

Documents:

[02-18-21 HRB-MINUTES DRAFT.PDF](#)

HPO: One edit from the minutes posted/presented, Commissioner Huotte was added to the first page attendee list as he was found to have called the conference line.

Comments from Board: No corrections

Comments from Public: No comments

3. New Business

- 3.I. Historic Preservation Tax Credit Presentation

Mr. Eric Newcombe, Historic Architecture Specialist, with the State Historic Preservation Office will present information on rehabilitation tax credits.

Presentation is available for view in the Planning Office or by request.

Ray Haffey called into the conference line to speak to the group about the old Jr. High and Daly Gym. He told the group of a recent walkthrough, concerns about plans for the buildings, and that the school board has been receiving offers.

- 3.II. Penn Street Development Subdivision

Notice to board of proposed development, cultural records, and SHPO correspondence. Planning Board pre-application meeting has taken place. Preliminary plat will be reviewed at the March 22, 2021 Planning Board meeting.

Files available at:

[HTTPS://WWW.ADLC.US/DOCUMENTCENTER/INDEX/159](https://www.adlc.us/documentcenter/index/159)

[HTTPS://WWW.ADLC.US/DOCUMENTCENTER/INDEX/174](https://www.adlc.us/documentcenter/index/174)

Documents:

[SHPO-031221-PSD-EMAIL AND ATTACHMENTS.PDF](#)

HPO summarized correspondence from SHPO and the low likelihood of impacts to cultural resources by the proposed subdivision off Pennsylvania between Cedar and Birch Streets.

John Fitzpatrick briefly spoke about his plan for 13 lots, comparable in size to lots in the 200 block in the New Addition, for middle class buyers. He noted that the property is bounded by the railroad on the south and passed around photos.

Henry Lussy questioned the lack of alley and inquired about parking. Mr. Fitzpatrick stated that lot sizes were designed to accommodate garages.

Mary Lynn McKenna asked about when the project may start. Mr. Fitzpatrick talked of late April for target start of utility extensions along east Pennsylvania Ave.

No comments from the public.

3.III. East Yards Subdivision

Notice to board of proposed development and SHPO correspondence. Planning Board pre-application meeting has taken place. Preliminary plat will be reviewed at the March 22, 2021 Planning Board meeting.

Files are available at:

<HTTPS://WWW.ADLC.US/DOCUMENTCENTER/INDEX/159>

<HTTPS://WWW.ADLC.US/DOCUMENTCENTER/INDEX/174>

Documents:

<SHPO-012621-EY-EMAIL AND ATTACHMENTS.PDF>

Hess gave a quick overview of the county-proposed subdivision at the east entrance to Anaconda and referred the cultural resource report and letter from SHPO; previous remediation and removal of structures.

Ms. McKenna questioned if the lots would be for commercial use. Jim Davison mentioned historic railroads.

3.IV. Preservation Month

Activity planning for May 2021

Ms. McKenna suggested launching the speaker series at Copper Village that the group had previously discussed. She volunteered to check for space availability.

Mr. Lussy suggested tours or walk-throughs of the Jr. High/Daly. Mr. Jim Davison questioned if there would be interest from the school board.

Ms. McKenna proposed coordinating with the Chamber to promote walking tours and possibly using an older walking tour map- noted that a paper map would be preferable for some.

Rose Nyman spoke of former Historic Resources Board preservation awards given at Commission meetings to recognize projects. Mary Lynn McKenna suggested highlighting buildings that have been rehabilitated in the Leader. Ms. Nyman suggested that it could be a collaboration with URA.

4. Unfinished Business

4.I. Historic Preservation Plan
Updates

Project website: <http://anacondadlcpreservationplan.com/>

Hess alerted the group of emails sent to the contact lists of Accelerate Anaconda, the Chamber of Commerce, Courthouse, and Deer Lodge County Extension Office. ALDC posted on social media about the HPP. Two quarter page ads ran in the Leader; HRB funded the 02/24 run at \$258. Accelerate Anaconda donated the other Leader ad.

The Lakota Group had received 30 survey responses as of the 03/17- survey is to be extended. Members took hardcopies of the survey to share.

5. Miscellaneous/Announcements

a. Board:

Hess told group of recruiting efforts following the last meeting, including emails, posts about board vacancies on social media and this meeting, and encouraged members to invite people they think might be interested.

Gayla Hess reminded the group that April Main Street Conference is an eligible training that could be paid for with HRB funds for members that are interested.

b. Public

6. Public Comment- This is the time for the public to comment on items NOT appearing on the agenda that fall within the board's jurisdiction

Rose Nyman asked about a letter referenced in previous board minutes regarding the vocational building. Henry Lussy recapped that the HRB had sent a letter to the school board about the building and had not received a response.

7. Next Meeting: April 22nd, 2021

8. Adjournment (4:06PM)

Annual Progress Report

MT 2020-2021 CLG/SHPO Reporting Schedule
 April - June (optional): Report due July 31
Semi-Annual report due October 31
 October - December (optional): Report due January 31
Final report due : Report due April 30

CLG or Project Name Anaconda-Deer Lodge County (ADLC) CLG Agreement # MT-20-010

Period Covered by Report October 1, 2020 to March 31, 2021

Contact Person _____ **Phone Number** 406-563-4012

R Check here if meeting agendas / minutes are attached. If not explain:

Minutes are also available online at <https://www.adlc.us/AgendaCenter/Historic-Resources-Board-10>

WORK PROGRAM SUMMARY AND TIMETABLE: List major work activities and indicate approximate starting and ending dates for each activity.

	2020			2021		
	Oct	Nov	Dec	Jan	Feb	March
Tourist Signs on I-90	July '19					
Historic Preservation Plan	April '19			Open House survey		
Preservation Month Event						
Historic signs & tours	April '19					
Sign ordinance	Sept '20			In effect		

- The two cultural heritage (brown) signs have been delivered and are to be installed by MDT.
- Historic Preservation Plan (HPP) work continues with The Lakota Group. Listening sessions were held in December with community stakeholders. The project website hosted an open house with survey questions from Feb 12- April 2. A State of the County draft has also been available from the website anacondadlcpreservationplan.com. More community outreach meetings will be planned to hear public feedback and to discuss a draft HPP.
- HRB has started to regularly focus on training and educational opportunities. BSB HPO presented the group with information about recent projects in Butte, and SHPO Historic Architecture Specialist joined a meeting to speak on preservation tax credits.
- Group began planning for May, Preservation Month, activities in March.
- Partnering with Accelerate Anaconda to create one-page printable walking tour map of the Commercial Historic District based on HistoricMT.org tours and installed signs
- Sign ordinance was reviewed by the group in September. With the regulations in effect, HRB and HPO will review sign permit applications for listed or properties within historic districts.
- HRB has been recruiting for new members since December by sharing info about the group and its activities.

ARE PROJECT WORK ACTIVITIES PROCEEDING ACCORDING TO SCHEDULE? If not, explain the relevant circumstances and whether or not the completion deadline can be met.

HPP schedule has been extended. An amendment to the professional services agreement with The Lakota Group allowed for a longer window of participation for the open house survey. Additionally, the new timeline allows for more time for public comment. It is anticipated to have a preservation plan by June. The extension will meet all funding grant deadlines.

IS PROJECT CONFORMING TO ORIGINAL BUDGET PROJECTIONS? If not, please explain.

The group has chosen to expend funds differently than the projected budget. The HRB chose to dedicate more money to the preservation plan than budgeted using funds originally planned for the Glover Cabin, in-person CLG training, and a non-eligible historic sign.

HAS PROJECT RECEIVED ANY PUBLICITY? If so, please give details and attach copies, if applicable.

Montana Historical Society featured Glenn's Dam on Facebook in October.

HAS YOUR PROJECT HAD ANY SPECIAL IMPACT ON YOUR NEIGHBORHOOD AND/OR COMMUNITY?

PLANNED WORK ACTIVITIES DURING UP-COMING REPORTING PERIOD:

- continued Historic Preservation Plan community outreach and development
- Lunch lecture series
- Working with the Anaconda Fish Hatchery on a NR nomination

By signing this report, I certify to the best of my knowledge and belief that the report is true, complete, and accurate, and the expenditures, disbursements and cash receipts are for the purposes and objectives set forth in the terms and conditions of the Federal award. I am aware that any false, fictitious, or fraudulent information, or the omission of any material fact, may subject me to criminal, civil or administrative penalties for fraud, false statements, false claims or otherwise. (U.S. Code Title 18, Section 1001 and Title 31, Sections 3729-3720 and 3801-3812).

Report prepared by: _____ **Date:** _____

Please send this with your Request for Payment form, meeting agendas/minutes, and other supporting documentation to Kate Hampton, Montana State Historic Preservation Office, PO Box 201202, 1301 E. Lockey, Helena, MT 59620. Or via e-mail with signed pdfs to khampton@mt.gov.

MHS 10-15-2020 Facebook post:

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Montana Historical Society

Yesterday at 12:05 PM

Visitors to Anaconda's L.F. "Lorry" Thomas Wildlife Area walking trail (off North Cable Road) can see dam ruins and learn about the history of Glenn's/Hefner's Dam, a rare nineteenth-century example of a Montana earthen dam used for industrial ore processing. The new MHS National Register sign displayed on the restored pump house explains the dam's significance to the early operation of the Anaconda Copper Mining Company's Old Works smelter. Read more about the dam at <https://historicmt.org/items/show/3044>.