

City of Excelsior  
Heritage Preservation Commission  
Minutes  
Tuesday, November 30, 2011

1. CALL TO ORDER

Chair Sanders called the meeting to order at 7:01 p.m.

2. OATH OF OFFICE

Acting Mayor Miller administered the Oath of Office to Mark Macpherson

3. ROLL CALL

Commissioners Present: Bolles, Finch, Macpherson, Meyer, Mueller, and Chair Sanders

Commissioners Absent: Roden and Advisor Caron (in audience as an applicant)

Also Present: City Planner Richards

4. APPROVAL OF MINUTES

a. Heritage Preservation Commission Meeting October 18, 2011

It was moved by Commissioner Mueller, seconded by Commissioner Finch, to approve the minutes of the October 18, 2011 Heritage Preservation Commission meeting. Approved unanimously.

5. CITIZEN REPORTS or COMMENTS

None.

6. MISCELLANEOUS/COMMISSIONER'S COMMENTS

a. Recent City Council Actions

Richards stated there were no City Council actions relative to the Heritage Preservation Commission to report.

7. NEW BUSINESS

a. Site Alteration Permit for Exterior Alterations and Annual Parking Impact Fee Review at 217 Water Street – Yumi's Restaurant, Yumi Kim

The project architect, Frank Duan, presented several new drawings and concepts for the project. It was determined that the changes from the original application were of such sufficient scope that action at this meeting was not feasible.

7. NEW BUSINESS

- a. Site Alteration Permit for Exterior Alterations and Annual Parking Impact Fee Review at 217 Water Street – Yumi’s Restaurant, Yumi Kim – (Continued)

Consequently, the applicant voluntarily withdrew the current application and agreed to submit a new application with the planned revisions in order to avoid compromising the 45-day window to act on a completed application.

The Commission discussed the new plans to give feedback to the applicant in preparation for consideration of the project at the December 20<sup>th</sup> meeting.

City Planner Richards took detailed notes to share with Mr. Duan as soon as possible. Some highlights of the discussions include:

- The brick on the front of the building is a product designed to be applied over the existing stucco. It needs to be of brick that is 7-5/8” long by 2-5/16” high, and the name of the brick manufacturer should be provided.
- The design of the front cornice should be in accordance with the City of Excelsior Design Standards.
- There should be specific details relative to treatment of the stucco wall facing Second Street.
- The front windows proposed has too many mullions. It was suggested to have three large windows to the left of the door, similar to what exists now.

The Commission is to comment and approve the application for Parking Impact fees. These fees are monies collected by the City of Excelsior from commercial properties that do not provide their own parking in accordance with the City’s Parking regulations.

Commissioner Mueller moved, seconded by Commissioner Macpherson, to approve use of the Parking Impact Fee in lieu of providing parking for the proposed restaurant use at 217 Water Street. Motion passed 5/1, with Commissioner Finch voting nay.

- b. Annual Parking Impact Fee Review at 344 Water Street - Tim Caron, Madelena Properties, LLC.

City Planner Richards explained that the property has 6 grandfathered parking spaces. The proposed use as a restaurant serving beer and wine will require a total of 18 parking stalls, leaving a deficit of 13 stalls which would need to be covered by the Parking Impact Fees.

7. NEW BUSINESS

- b. Annual Parking Impact Fee Review at 344 Water Street - Tim Caron, Madelena Properties, LLC. – (Continued)

Commissioner Bolles asked that language relative to his potential conflict of interest in this property, which was included in the August HPC minutes, be included in the minutes of this meeting. After some discussion, Bolles recused himself at 8:53 p.m. and moved into the audience.

Commissioner Macpherson moved, seconded by Commissioner Meyer, to approve the use of the Parking Impact Fee in lieu of providing parking for the proposed restaurant use at 344 Water Street. Motion passed 4/1 with Commissioner Finch voting nay.

At 8:55 p.m., Commissioner Bolles took his place again with the Commission.

- c. Site Alteration Permit for Exterior Alterations at 31 Water Street – Loren Lessard

Applicant Lessard outlined his plan to replace two front second floor windows in the building with casement windows and add a bay window on the side of the building toward Lake Minnetonka.

After discussion about the possibility of restoration and retention of the existing windows, Chair Sanders offered to assist Mr. Lessard with contact information for professionals in window restoration.

Commissioner Finch moved, seconded by Commissioner Mueller, to continue this item to the December 20, 2011 meeting. Motion passed unanimously.

8. UNFINISHED BUSINESS

- . Commissioner Finch moved, seconded by Commissioner Mueller, to continue items 8 (a) through 8(e) to the December 20, 2011 meeting and to amend the agenda to add an Update on Excelsior Library to the agenda. Motion passed unanimously

Chair Sanders briefed the Commission on developments with the Excelsior Library design project. She noted that:

- There have been a series of meetings this fall relative to the design of the proposed Library. There seems to have been good progress made with all parties participating openly and good information sharing. There are a number of on line resources documenting the progress to date, which Chair Sanders will provide to all commissioners. (Added note: the site url provided by Chair Sanders is: <http://www.hclib.org/cac/?library=Excelsior>)

8. UNFINISHED BUSINESS

a. Update on Excelsior Library – (Continued)

- There was a social event in Excelsior attended by the library project architect. His comments disturbed a citizen who followed up with the City Manager and Chair Sanders. This event and follow up discussions resulted in the actions and concerns being documented in emails, copies attached, that were handed out by Chair Sanders to inform the HPC members of the issue. It was reported that these have also been shared with the Hennepin County Commissioner. The HPC discussed possible ramifications of the incident.

9. COMMUNICATIONS and REPORTS

a. Site Alteration Permits Administratively Approved

None.

10. ADJOURNMENT

It was moved by Mueller, seconded by Finch, to adjourn. Approved unanimously. Adjourned at 9:10 p.m.

Respectfully submitted,

Steve Finch  
Secretary