

**MEETING MINUTES OF THE
Gilpin County Historic Preservation Advisory Commission (HAC)**

October 16, 2012

The Gilpin County Historic Preservation Advisory Commission convened in the Gilpin County Library, 15131 Hwy 119, Black Hawk, Colorado.

Public Attending: 4

Call to Order: Meeting called to order at 7:01 p.m.

Quorum Call:

Present: Chair Bret Johnson, Chair pro-tem Linda Jones, Secretary Barbara Thielemann and Rick Newman

Absent: Herman Gaines

Also present: Historic Advisory Liaison Ray Rears

Minutes: Newman moved to approve the July 17, 2012 minutes as corrected, seconded by Thielemann and the motion was unanimously approved.

New Business:

HR 12-01 – 206 Kenosha Street, Nevadaville Lot: Tract B – Demolition AAN: R114685 and Richville-Williams House – Alteration/Relocation Request – Owner Debbie D. Mahoney

Rears presented the staff report and summarized the report prepared by Deon Wolfenbarger of Three Gable Preservation. The owner of the two structures is proposing the demolition of the outbuilding on Kenosha Street in Nevadaville and relocating the Richville-Williams House from Central City to the Nevadaville lot. Staff identified two questions for consideration by the HAC, 1) The significance and physical integrity of the metal building on Kenosha Street; and 2) The significance and physical integrity of the Richville-Williams house after the relocation to not only the structure, but the impact to the overall site as well as to the National Historic Landmark District. Staff recommended that the structure in Nevadaville to not be considered historically significant and the designation of the Richville-Williams house a local landmark, if moved to unincorporated Gilpin County under criteria 1, 3 & 4.

The owner, Debbie D. Mahoney, and former owner of the property, L.J. Glade, discussed the proposal which included the utilization of the property for storage/workshop and eventually a residence. Their intention is not to impact the rock walls on site. They acquired the structure from Central City, with the condition they remove it. Central City has extended their deadline to allow the review to be completed for not only the historical aspects of their proposal, but for the zoning issues as well.

John Arnesen and Clara Wilbrandt owners of 1071 Nevadaville Road, directly west of the subject property, spoke in opposition to the placement of the Richville-Williams home on the site citing proximity to neighbors, unclear uses and historic incompatibility with original structures in Nevadaville. A letter written by Mr. Arnesen was read aloud and submitted for the record.

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The commission discussed at length with input from both groups regarding the proposals. Public comment ended at 7:45 p.m. Johnson requested a motion regarding the outbuilding in Nevadaville. Newman moved to find that the outbuilding currently on the Nevadaville site as not historically significant, seconded by Jones and the motion passed unanimously. Newman moved to not consider the Richville-Williams house as a historical structure within our jurisdiction, seconded by Thielemann and the motion passed unanimously. Rears confirmed that no further historical review will take place regarding this proposal, including foundation.

Discussion ensued regarding protections in place for Nevadaville. Rears confirmed that there are no specific protections for Nevadaville other than the review for structures built prior to 1950. Specifically there are no protections for the rock walls in Nevadaville as that is considered an archeological feature. Additionally, new structures could be built in the area, which could negatively impact the over National Register District. Members of the commission suggested such protections should be in place.

Public Comment: As noted above

Adjournment: There being no further business to come before the HAC, Jones moved to adjourn, all in favor at 8:26 p.m.

Respectfully submitted,

Bret Johnson
Chair