

Grand Forks Historic Preservation Commission
255 North Fourth Street
P. O. Box 5200
Grand Forks, ND 58206-5200

Minutes
November 9, 2021

Commissioners present: Chuck Flemmer, Bill Caraher, Paul Conlon, Nicole Derenne, Sandy Slater, Judy Swisher, Jacey Johnston, Doug Munksi.

Meeting called to order at 6:33pm

1. Introductions of Commissioners for new member, Jacey Johnston. Welcome Jacey!
2. Approval of minutes from October 12, 2021
 - a. Moved Derenne, second Slater. Motion carries.
3. Section 106 Reviews: The Chair provided some background on Section 106 Reviews for the benefit of the new members.
 - a. RRVCA: 1924 6th Ave N. Not in a historic district.
 - i. Motion: NHPA. Moved Swisher , second Derenne. Motion carries.
 - ii. Slater asked whether there will be any change to the CBDG funding as a result of the new infrastructure bill. The Commission will monitor any opportunities.

4. FY21 Project Proposals

The chair provided some background for the benefit of new members.

DeRoche Block NR Nomination: The Commission received three qualified proposals for the DeRoche Block nomination. There was discussion and evaluation of each proposal. Commissioners were tasked with determining the strongest proposal according to the RFP.

Motion to award the RFP to first contractor. Moved Slater, second by Swisher. 3 ayes, 4 nays. Motion fails.

Motion to award the RFP to Metcalf Archaeological Consultants. Moved Derenne, second by Caraher. 6 ayes. 1 nay. Motion carries.

There was some discussion regarding the other two RFPs and how the Commission might consider those projects. Flemmer indicated that we could reissue the RFPs or approach firms directly to gauge their interest in submitting. Caraher suggested we consider revising the budgets and perhaps making the Baukol Addition more enticing if we chose to eliminate, reimagine or change the Integrity Survey project.

Baukol Addition NR Nomination: One proposal included this project as contingent on being awarded the DeRoche Block. Since this was not the proposal chosen, there are effectively no current proposals for this project.

Integrity Survey of the Historic Floodwall: no submissions.

5. Ad Monkeys proposal for ongoing app funding.

- a. The chair recapped the proposal for the benefit of new members.
- b. As requested at the September meeting, Ad Monkeys tested the approach to several potential sponsors with positive responses and indicated that the project would be successful using this funding model.

Discussion regarding the idea of (a PBS-style) sponsorship again raised the concern of it becoming too commercial. The chair suggested Commissioners give some thought to the project but delay the vote until next month, and review the material in the meantime. Slater asked whether they would be able to raise that kind of money by the end of the year as indicated on the summary sheet. Caraher posed two observations – (1) how long would the walking tour app be viable or does it have a shelf life and, (2) the issue of aesthetic, namely, if our name is on it then we need to have some control over the aesthetic. The Coordinator will reach out to the agency to ask for a realistic mockup of the landing page before the Commission votes on it. The chair reiterated that there could potentially be other revenue sources. Derenne asked whether something could be built into the MOU

to review the aesthetic. Conlon mentioned that people he encounters through his work are interested in the historic buildings downtown. Swisher asked whether we have a sense for how many visitors from out of town might be interested.

6. Chair Report- Chuck Flemmer

- a. Nothing additional to report this month as the DDRB has not met.

7. Coordinator Report – Susan Caraher

- a. **NNN replacement sign** – The coordinator has provided an updated text in the meeting packet. The HPC has set up a project on UND’s new student project management interface (called Riipen) to see whether we can work with a student/students to update the sketch map for the signage. Dr. Munski may have a graduate student to assist with the cartography.
- b. **Lyons/Jacks block update:** The developer has worked with the City to negotiate gaining the GF Herald parking lot and as a result the new development will include a new six story mixed use building and additionally the City plans to upgrade the alley and put services underground as somewhat of a pilot project for how other alleys downtown might be upgraded in the future. Work on the Lyons/Jacks Roller Rink block is expected in March 2022 and will be known as Franklin on Fourth.
- c. **County Courthouse update:** The State Attorney’s office remodel is almost complete and they have discovered that additional lighting in the newly created workspace was necessary. A couple of additional fixtures are being installed in the ceiling, and we have been advised that the work is fully reversible in the event that the space is returned to its original configuration.
- d. **City Hall move:** After several conversations and a visit to the old Amazon building, our office will temporarily relocate with Engineering. In preparation for the move the coordinator has worked with SHPO to get digital copies of all of the Grand Forks site forms which may allow us to leave the filing cabinets in City Hall storage while the office is relocated for a period of several months. The move is planned for mid-December. As we begin packing up, Engineering has

found and shared several photo albums and reports for our keeping or disposal. We will be relocated for approximately six months. The goal is to move only essential records.

8. Other business: Nicole met with Sally Miskavige and Dean Opp about their concept for a exploration center. They currently are at the ideation phase to develop support. They have some land donated to them near Choice. Part of the plan will include a walking path. If there is interest, we could invite them to share their presentation at a future Commission meeting.

Reminder that there is one spot open on the commission for a Member-at-Large

9. Motion to adjourn. Moved Swisher, second Munski. Motion carries. Meeting finished at 8:12 pm.

Next meeting: Tuesday, December 14, 2021 at 6:30 p.m.