

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

**Minutes**  
**November 12, 2024**

**Commissioners present:** Chuck Flemmer, Bill Caraher, Paul Conlon, Sandy Slater, Gordon Iseminger, Brian Carlson, Doug Munski

Guest: Sierra Johnson, Planning and Community Development.

Meeting called to order at 6:01 pm.

1. Approval of minutes from October 8th, 2024. Moved Slater, second Conlon. Motion carries.
2. Section 106 Reviews: Section 106 Reviews: 417 8<sup>th</sup> Street N.
  - a. Change out both the front entry and the back entry to steel doors. We also propose to insulate all the exposed foundation with foundation panels. We also propose to insulate all the attics and then do smaller tasks such as smoke and c/o alarms, and lightbulbs. Not in a historic district.  
Motion: NHPA. Moved Munski, second Slater. Motion carries.
3. Olive Ann Proposed Addition: Brian Carlson
  - a. The Olive Ann Hotel wants to do an addition on the north side on the 1999 section of the building to house a service elevator. It is not currently a public entrance and is just used for service. The elevator would not impact the 1915 historic building and the design is intended to match the 1999 update using the same design language.
  - b. Motion NAE – Moved Caraher, second Slater. Motion carries.
    - i. Sierra Johnson's questions were answered with regard to matching of the materials. She noted the need to check the overhead door against the form code.
4. Chair Report: Chuck Flemmer
  - a. October 15<sup>th</sup> Water Treatment Plant Redevelopment Steering Committee meeting and public meeting.
    - i. The morning meeting with the Steering Committee was interesting, looking at options for the redevelopment, and then the consultants will then do a

feasibility study on the ideas that are presented. The committee is very interested in the flow of traffic particularly as it pertains to the Minnesota Ave access to the Greenway, especially on the wet side. Bill Schoen raised an interesting point regarding access from the dry to the wet side. The view to the river is most important, invisible floodwall and other ideas were proposed. Committee is in agreement that the site could offer a once-in-a-lifetime opportunity to take advantage of the development for the community at large, and more than just a selected number of townhomes.

- ii. The public input meeting had good turnout. Lots of good ideas. Munski asked whether there will be another public input meeting. There is a website to provide public input, and if there is another public input meeting we will advise.
- iii. Caraher asked about view-shed and airspace and how that impacts the surrounding historic districts. Flemmer noted that we have opportunity for comments, and if there is Federal money involved that will trigger a Section 106 Review and we have a responsibility to review and respond.
- iv. Iseminger asked about the town homes vs the community space approach. Flemmer noted that the opportunity for development opens possibilities.

b. October 10<sup>th</sup> DDRB meeting – sign appeal for The Artisan

- i. The meeting approved an exception for the signage due to the size and placement. It is subtle and classy sign for a subtle and classy hotel.

5. Coordinator Report: Susan Caraher

a. Application for grant money to replace NSS sign

- i. The Coordinator reached out to inquire whether the State is still looking to expend CLG grant funds. Amy Munson indicated there may still be some funds, and we have put in an application to replace the bronze roadside marker for the Near Southside Historic District. The manufacturer maintains the original artwork. They recently increased their price list by almost 60% however they noted they would honor the price still published on their website. We are waiting a decision on the grant application.

- b. UND Public History class visit
    - i. The Coordinator visited the Public History class last month to present the work of the GFHPC.
  - c. Lincoln Park kiosk:
    - i. We have posted a pre-1997 map of Lincoln Park that details each of the housing lots and it includes a QR code to our webpage.
  - d. Ghost sign drone photos:
    - i. We are working with the GF Fire Department to use their training flight times to take images of several of our downtown ghost signs. The first three signs photographed are those on the Odd Fellows building above Pillsbury Park and those on the north side of the CVIC building. More will be taken as their schedule allows.
    - ii. Iseminger noted that George Blackburn's name is also on the ghost sign.
  - e. Riverside Pool research:
    - i. the Coordinator worked with the Park District on some research for the Riverside Pool.
7. Future change to our mobile app – Ad Monkeys and Joe Greenwood:
- a. Joe Greenwood who designed and maintains our app for a third party (Appy Pi) has been learning a new coding language called React to code his own version of Historic GF which makes our app web based. Appy Pi has not always been responsive or stable, and Joe noted that he has encountered issues with their support. So Joe has rebuilt our app himself. There is still testing to do but Joe reports that it performs better and loads faster than the previous Appy Pi version. Another benefit is that it will be possible to put the app on our website as a page.
- The plan is that Joe will continue working on testing by January or February and hopefully we could live with his new version around March. Our current subscription is due in May and so from that point we would redirect that subscription to Ad Monkeys for Joe's work. The coordinator asked Scott Telle and Joe Greenwood about a continuity plan in the event that something were to happen to Joe given that it becomes more or less a proprietary application and so we are working on that.

8. Other business:

- a. Lead Service Pipes map of Grand Forks sheds a lot of historic information
- b. Flemmer was recently asked by a community member to think about the flood monuments near the Brownstones. They are obviously important for the time, but perhaps now the approach should/could be more positive. It is something for us to start thinking about as far as how they tell the story of the city.
  - i. Munki asked whether this is the purview of PAC. Flemmer noted that there are multiple people who could contribute.
  - ii. Sandy roundabout

9. Call to adjourn: Moved Munki, second Slater. Motion carries. 7:02pm

Upcoming meetings: **Tuesday, December 10<sup>th</sup> 2024 at 6:00pm**