

MINUTES
City of Monona
Landmarks Commission
Wednesday February 8, 2023

The meeting of the Monona Landmarks Commission was called to order at 4:32 PM.

Present: Chair Teresa Radermacher, Ms. Branda Weix, Mr. Rick Bernstein, Mr. John Chapman, and Ms. Rebecca Holmquist

Absent: Ms. Anne Wellman and Ms. Peggy Michaelis

Also Present: Thor Jeppson, Assistant Planner

Approval of Minutes

A motion by Mr. Bernstein, seconded by Ms. Weix, for the approval of the minutes of January 11, 2023 carried with no corrections.

Appearances

None

Unfinished Business

A. Discussion of Possible Land Acknowledgement Prior to Landmarks Commission Meetings

Ms. Weix shared that the Commission had previously decided to compare land acknowledgements from other Dane County communities. The goal of this agenda item was to get input from Commission members, then bring draft language to a future meeting for potential action.

Mr. Bernstein liked Madison's example. He suggested a similar proclamation be drafted for Indigenous People's Day in October. Alder Radermacher said it could be brought to City Council ahead of Indigenous People's Day and volunteered to check with administrative staff to see if a proclamation already exists.

Alder Radermacher gave support for the Monona example from a 2021 ceremony. Ms. Weix added that the acknowledgement should specifically mention effigy mounds which are landmarked and the intention to preserve that history

Mr. Bernstein suggested the Ho-Chunk names for the mounds be used when possible. He volunteered to prepare draft language before the next meeting.

B. Discussion and Possible Action Regarding 2023 Commission Work Plan

Alder Radermacher introduced the agenda item. She requested staff prepare a working document for future discussions. Assistant Planner Jeppson stated that the draft 2023 Work Plan includes the changes requested by the Commission at the January meeting.

The Commission discussed the function of the Work Plan and additional changes. Mr. Bernstein suggested the description for the Springhaven Pagoda be updated to reflect recent discussions. Alder Radermacher asked if amendments should wait until after the Commission discussed later agenda items. Ms. Weix said that changes could be made after the draft Work Plan was approved. Mr. Chapman added that the projects would be discussed throughout the year and that the Work Plan could function as an annual check-in. Assistant Planner Jeppson said that the intention was previously for the Work Plan to be a guiding document with general descriptions of

projects and timelines, rather than a project-management tool. Ms. Weix added that the Work Plan was intended to provide agenda items for the Commission and outline the work, rather than provide a detailed plan. Alder Radermacher said that more specific timelines, commitments, and assignments were needed to keep projects on track. She suggested the projection descriptions be updated to show specific actions. Mr. Chapman suggested the Work Plan be renamed as a scope or list of goals.

The Commission asked that the Local Landmark Markers project description be updated to indicate that a decision should be made by May 2023.

For the International Style Homes project, Mr. Bernstein stated that he could have a webpage with a few examples posted by May 2023, and he could add to it later. Mr. Chapman volunteered to help with the project and Ms. Holmquist offered to share photos. Mr. Chapman and Mr. Bernstein stated that they would draft content and then work with staff to create the webpage. Alder Radermacher suggested promoting the webpage with PSAs and in the National Historic Preservation Month resolution.

Alder Radermacher asked about the scope for Historic Preservation Month planning. Mr. Bernstein said that possible events around historic markers were contingent upon funding.

The Commission suggested the lead for Future CLG Grant Opportunities be revised to staff.

Ms. Weix was excused at 5:15 PM.

The Commission agreed to revisit the draft Work Plan at a later time.

C. Discussion of Landmark Site Marker Cleaning

Assistant Planner Jeppson confirmed with the City Finance Director that the Commission has approximately \$1,600 available from the book sale fund. These funds can be spent on Landmark marker cleaning or replacement. At the previous meeting, the Commission requested that staff look into the cost for replacing the markers. Assistant Planner Jeppson shared that he received two quotes for a new 16" x 24" marker, which were \$2200 and \$3020 respectively. He shared that they could also be replaced with State Historical markers, which are approximately \$1000 but have a different shape than the existing markers. Potential masonry work would add additional cost. Mr. Bernstein said that the existing markers are 18" x 15".

The Commission discussed cleaning the markers. Mr. Bernstein reminded the Commission that his DIY attempts were unsuccessful but that Craig Deller could teach the Commission how to properly restore the markers chemically. If markers have to be removed from the stones to be cleaned, it could add extra costs and difficulties. Mr. Bernstein added that the cost to restore the markers using sandblasting is approximately \$1,572.

Assistant Planner Jeppson suggested he seek an additional quote for chemical restoration before the Commission decide on a course of action. Alder Radermacher and Mr. Chapman suggested that a guarantee be placed in a potential contract for professional cleaning.

New Business

A. Review of Commission Work on Springhaven Pagoda

Assistant Planner Jeppson summarized the details of the timeline memo provided in the meeting packet. He reminded the Commission that \$65,000 was approved as a 2022 Capital Budget request, which carried over to 2023. \$63,500 remains after paying for Kurt Strauss's report.

The Commission discussed next steps. Assistant Planner Jeppson suggested the Commission agree on a general scope of work and then bring that scope of work to contractors for estimates. Mr. Chapman said that estimates for all of Mr. Strauss's repair suggested be solicited.

Mr. Bernstein suggested someone be hired to design Mr. Strauss's recommendations so that proper specifications could be provided for bids. Ms. Holmquist reminded the Commission that there wasn't complete agreement regarding Mr. Strauss's recommendations.

Assistant Planner Jeppson asked if the original RFP materials from Patrick Eagan were still relevant. Mr. Bernstein responded that the Commission should try to preserve as much of the Pagoda as possible, and that RFP was for a roof replacement, not repair.

Alder Radermacher asked about the pros and cons of the various repair options. Assistant Planner Jeppson said that the simpler option was cheaper and more discrete, but less durable than the carbon fiber strapping. The carbon fiber option was more expensive and more waterproof, but would have to be painted gray and could stand out more from the original concrete.

Ms. Holmquist reminded the Commission that there are standards for repairing landmarks. Mr. Strauss's recommendations use modern methods, which may not be appropriate. She said that the repair will be distinguishable and suggested the possibility of other solutions. She reminded the Commission that Charlie Quagliana originally recommended that historic preservation specialists be hired to perform the repair. She felt that the structure was not repairable and is a danger in its current state.

Alder Radermacher asked if it was the Commission's desire to restore the Pagoda. Ms. Holmquist responded that the Commission's most recent vote was for restoration. Mr. Chapman added that the intent is to restore it in a financially responsible way, but that cost estimates are needed.

Alder Radermacher asked if there are safety liabilities, especially from children climbing on the Pagoda. Ms. Holmquist said that it is no longer an issue after re-grading.

The Commission asked that staff reach out to Kurt Strauss to get an estimate for preparing drawings and specifications and report out at the next meeting.

B. National Historic Preservation Month Planning

Alder Radermacher introduced the agenda item. The Commission previously discussed the creation of the National Register webpage, which staff will prepare by May 2023. Landmark markers was also discussed but is on hold until pricing quotes are obtained.

Mr. Bernstein added that a webpage to showcase International Style homes is being prepared. Assistant Planner Jeppson added that he will work with the Library to have a display set up for the books purchased with CLG funds. The Commission requested that the list of books be shared. Alder Radermacher suggested they record PSAs.

C. Staff Updates

i. National Register Nomination Update

a. Frost Woods Educational Event

Assistant Planner Jeppson shared that the two Frost Woods Historic District educational events will be held February 22 and March 22 in the Monona Public Library – Municipal Room. The meetings will be streamed and recorded, and staff from the Wisconsin Historical Society are preparing presentations for the

meeting. He asked if the Commission wanted to use funds to provide refreshments. The Commission agreed it was not necessary.

Ms. Holmquist stated that the Frost Woods Homes Association sent out a mailer and a postcard to promote the events. Assistant Planner Jeppson said he would share the mailer and postcard with the Commission. The events were also publicized on the City website and February newsletter.

Draft Landmark Map

Assistant Planner Jeppson presented the draft Landmark Map. The map was produced by consultants at UW-Milwaukee and incorporates previous feedback from the Commission and the Wisconsin Historical Society. The Commission reviewed the map for additional changes.

Alder Radermacher asked why the Monona Mound is not numbered. Assistant Planner Jeppson said that the address could be restricted for privacy reasons at the request of the property owner. Ms. Holmquist pointed out that the Monona Mound has a marker and the address was previously publicized. The Commission agreed that it should be numbered and placed on the map, but the address could still be restricted.

Mr. Chapman asked if it was appropriate for Lost Sites to be included in the map. Mr. Bernstein said that it was not typical for a landmark ordinance, but that the Commission previously nominated them as local landmarks.

Mr. Bernstein pointed out that the Otto Schroeder Farm should be changed to the Otto and Louise Schroeder House. Since it has been listed on the State Register, he suggested it be included with the National Register properties as it is likely to be listed. The Commission agreed that the “National Register listing in progress” designation be removed from the Key.

The Commission agreed that the Bungalowen should be re-labeled as the Ray and Theo Owen House, which is how it’s listed in the National Register, and a marker should be added to show that it is also a local landmark. The Commission also discussed including a date in the credits and adding the Schroeder House to the fourth paragraph of the written narrative.

ii. Updates/Discussion on Springhaven Pagoda and Frank Allis House

Assistant Planner Jeppson shared that the City’s archaeological survey of the San Damiano property discovered no evidence of effigy mounds.

Mr. Bernstein stated that the San Damiano Steering Committee is meeting on February 21st and will discuss three scenarios for the property. Scenarios include one with the Frank Allis House preserved, one with a new building, and one without any building.

D. Updates/Discussion on Diversity, Equity, and Inclusion (DEI) Efforts

None.

E. Updates/Discussion on Sustainability Efforts

None.

F. Landmarks Commission Requests for City Staff

None.

Minutes approved April 12, 2023

Upcoming meetings

Upcoming meetings are scheduled for March 8, 2023 and April 12, 2023

Adjournment

A motion by Ms. Holmquist, seconded by Mr. Bernstein, to adjourn carried. (6:23 PM)

Submitted by,

Thor Jeppson, Assistant Planner