

**Muscatine County Historic Preservation Commission
Minutes of Meeting on Tuesday, 10 January 2017**

The Muscatine County Historic Preservation Commission (MCHPC) met on Tuesday, January 10 at the County Administration building with commissioners Lynn Pruitt, Jim Nepple (via telephone), Mary Beveridge, Tom Furlong, Bill Koellner, Rebeckah Allgood, Anna Mack and Bette Schneider present. Lisa Wertzbaugher joined the last portion of the meeting via telephone. Also present were Sherry Seright and Oscar Alvarez, who is General Services Supervisor for the County, Doug Steinmetz from Douglas J. Steinmetz AIA, and Rebecca McCarley from Spark Consulting.

Lynn Pruitt presided and called the meeting to order at 12:00 p.m. The minutes of the December meeting were approved.

Mary Beveridge introduced Doug Steinmetz who reported on the Historic Jail Museum/Archive Project development. He discussed several design changes to adjust the project into four phases as decided at the previous meeting. Code requirements for additional restrooms depend on the building's square footage. By code there must be more than 1 restroom unless there is a variance. This change could be accommodated.

In response to questions from commissioners, Doug said there would be 2 public entrances: a main entrance plus a handicap-accessible entrance near the parking lot. A doorbell at the main entrance (from the street) could be added, and that door could be unlocked by a docent.

There are 4 phases in the plan, and the first phase includes stabilization of the structure, particularly the front wall between the roof and the framing, cement in the basement and the inspection for lead and asbestos. Sherry and Oscar said the inspection has already been completed. The garage addition is part of phase 2 and any interior work will be in later phases. In response to questions about lighting, Doug suggested track lighting on the first floor and perhaps a room light or chandelier on the first floor, which would be more in keeping with the historic nature of the main floor. The second floor would be the storage area, where fixtures and decorating could be more modern and less decorative. He proposed eliminating the current stairway from the first floor to the basement.

Storage areas (on the second floor) would be more aggressively climate-controlled than the other building areas. Doug said a contingency fund is included in the total project cost estimate. He will include all the details, including costs of each stage in the plans for presentation, first to the Board of Supervisors on January 30 and then to SHPO for review shortly after. Plans will be sent to commissioners before the meeting January 30.

Tom Furlong asked about financing the project, and Doug said the project could be spread out in 4 phases and over 4 years with one phase for each year. Tom Furlong

suggested having a plan for obtaining donations and having a Friends Group set up to raise project awareness as well as monies. The Friends Group of the Historic Jail would be set up through the Community Foundation. Jim Nepple will speak about this to someone at the Foundation soon. There was also some discussion as to whether we should have a different Friends Group for each of the preservation projects or an umbrella group for this purpose set up at the Community Foundation. Jim will discuss this with a representative at the Community Foundation. It was decided that once contacts with the Community Foundation have been made, it should not be difficult to raise \$1000 for the Historic Jail project over 3 or 4 months.

Doug Steinmetz will send out Historic Jail project plans to Commissioners before the meeting with the County Board of Supervisors at their regular meeting at 9 a.m. on January 30. Mary urged all interested people, including commissioners, to attend the meeting on Monday morning, January 30.

Rebecca McCarley reported on the progress of the Planning for Preservation Study with a detailed report. She said it is still in the draft stage and feels she is on target to complete her report in February. The last countywide meeting will be scheduled for either April or May. It was decided to hold the one-hour evening meeting at the Environmental Learning Center in Discovery Park in late April.

Bill Koellner suggested we organize a countywide meeting in March, at which time all preservation groups in Muscatine County could share information about their groups' activities and progress.

Lisa Wertzbaugher called in to say she is working on the Annual Report, which will be submitted to the Board of Supervisors by February 13. Reports on any training received by commissioners should be submitted to Lisa before this time.

Bill reported the Ryan Building at the Muscatine County Fairgrounds is now being rehabilitated and work is scheduled to be completed by April.

Bill also reported that those working on the Stage Coach Inn project are setting up a Friends Group.

Becky Allgood reported on the Wilton Downtown Revitalization project and said that Paula Mohr is scheduled to visit Wilton on Monday, January 23 to help with a CLG application.

Lynn said the Friends of the Old Barn are working on obtaining listing on the National Register of Historic Places.

The next meeting is scheduled for Tuesday, February 21 at 12 p.m. at the Wilton Masonic Temple. The meeting was adjourned at 1:34 p.m.

Respectfully submitted by Mary Beveridge