



Twin Falls Historic Preservation Commission Agenda

Tuesday, August 29, 2017, 12:00 PM

SPECIAL MEETING

City Council Chambers
305 3rd Ave E
Twin Falls, ID 83301

Members: Nancy Taylor, Samantha Kemp, Ryan Horsley, Debbie Lattin, Lucy Wills, Samra Culum
Council Liaison: Ruth Pierce
Affiliate Volunteer Advisor: Darrell Buffalo

- 1) Confirmation of Quorum/Call Meeting to Order
 - a) Approval of Minutes: 07-18-17
- 2) Consent Calendar
- 3) Certificate of Appropriateness
 - a) Request for a **Certificate of Appropriateness** for property located at 219 Shoshone Street North for the demolition of a non-contributing historic building. c/o Nathan Murray on behalf of Urban Renewal Agency (app. 17-008)
 - b) Request for a **Certificate of Appropriateness** for property located at 119 2nd Avenue West for a Window Sign. c/o Lytle Sign on behalf of Warm Art Tattoo (app. 17-009)
 - c) Request for a **Certificate of Appropriateness** for property located at 203 5th Avenue South for a Wall Sign. c/o Ryan Horsley on behalf of Red's Trading Post (app. 17-010)
- 4) Old Business
 - a) Idaho Certified Local Government Grant
 - b) Scavenger Hunt-September 16, 2017
 - c) Historic Pictures for New City Hall
 - d) Tour New City Hall
- 5) New Business
- 6) General Input/Announcements - Public/Staff
- 7) Upcoming Meeting(s)
- 8) Adjournment

Any person(s) needing special accommodations to participate in the above-noticed meeting could contact Lisa A. Strickland (208) 735-7267 at least two working days before the meeting. Si desea esta información en español, llame Leila Sanchez (208) 735-7287.

Public Input Procedures

1. Individuals wishing to provide public input regarding matters relevant to the City of Twin Falls shall
 - wait to be recognized by the Mayor or Chairman
 - approach the microphone/podium
 - state their name and address, and whether they are a resident or property owner in the City of Twin Falls, and proceed with their input.
2. The Mayor or Chairman may limit input to no less than two (2) minutes. Individuals are not permitted to give their time to other speakers.

Public Hearing Procedures for Zoning Requests

1. Prior to opening the first Public Hearing of the session, the Mayor or Chairman shall review the public hearing procedures.
 2. Individuals wishing to testify or speak before the City Council or Planning and Zoning shall wait to be recognized by the Mayor or Chairman, approach the microphone/podium, state their name and address, then proceed with their comments. Following their statements, they shall write their name and address on the record sheet(s) provided by the staff. The staff shall make an audio recording of the Public Hearing.
 3. The Applicant, or the spokesperson for the Applicant, will make a presentation on the application/request (request). No changes to the request may be made by the applicant after the publication of the Notice of Public Hearing. The presentation should include the following:
 - A complete explanation and description of the request.
 - Why the request is being made.
 - Location of the Property.
 - Impacts on the surrounding properties and efforts to mitigate those impacts.
 4. Applicant is limited to 15 minutes, unless a written request for additional time is received, at least 72 hours prior to the hearing, and granted by the Mayor or Chairman.
 5. A City Staff Report shall summarize the application and history of the request.
 6. The City Council or Planning & Zoning Commission may ask questions of staff or the applicant pertaining to the request.
 7. The general public will then be given the opportunity to provide their testimony regarding the request. The Mayor or Chairman may limit public testimony to no less than two (2) minutes per person.
 - Five or more individuals, having received personal public notice of the application under consideration, may select by written petition, a spokesperson. The written petition must be received at least 72 hours prior to the hearing and must be granted by the Mayor or Chairman. The spokesperson shall be limited to 15 minutes.
 - Written comments, including e-mail, shall be either read into the record or displayed to the public on the overhead projector.
 - Following the Public Testimony, the applicant is permitted five (5) minutes to respond to Public Testimony.
 8. Following the Public Testimony and Applicant's response, the hearing shall continue. The City Council or Planning & Zoning Commission, as recognized by the Mayor or Chairman, shall be allowed to question the Applicant, Staff or anyone who has testified. The Mayor or Chairman may again establish time limits.
 9. The Mayor or Chairman shall close the Public Hearing. The City Council or Planning and Zoning Commission shall deliberate on the request. Deliberations and decisions shall be based upon the information and testimony provided during the Public Hearing. Once the Public Hearing is closed, additional testimony from the staff, applicant or public is not allowed. Legal or procedural questions may be directed to the City Attorney.
- * Any person not conforming to the above rules may be prohibited from speaking. Persons refusing to comply with such prohibitions may be asked to leave the hearing and, thereafter removed from the room by order of the Mayor or Chairman.



Twin Falls Historic Preservation Commission Minutes

Tuesday, July 18, 2017, 12:00 PM

Special Meeting

City Council Chambers
305 3rd Ave E
Twin Falls, ID 83301

Members: Nancy Taylor, Samantha Kemp, Ryan Horsley, Debbie Lattin, Lucy Wills, Samra Culum
Council Liaison: Ruth Pierce
Affiliate Volunteer Advisor: Darrell Buffaloe

1) Confirmation of Quorum/Call Meeting to Order

Chairperson Taylor called the meeting to order and confirmed a quorum.

2) Consent Calendar

- a) Approval of Minutes from the following meeting(s): 06-19-17

Motion:

Commissioner Horsley made a motion to approve the consent calendar, as presented.
Commissioner Lattin seconded the motion.

Unanimously Approved

3) Certificate of Appropriateness

- a) Request for Certificate of Appropriateness to replace an existing wall sign on property located at 105 Main Avenue East, c/o Lytle Signs on behalf of Jensen Ringmakers & Gallery (app. 17-007)

Planner I Weeks reviewed the request on the overhead and stated this is a request to construct a new wall sign for Jensen Ringmakers and Gallery in the Downtown Historic District, located at 105 Main Ave E. She reviewed the history of the building and stated the property is a non-contributing building and was constructed in 1907. This sign will replace the existing sign and there will be an update to the name of the business. They are going to have lighting downward facing on the sign with no changes to the frame or the size of the existing cabinet. The sign meets the design criteria for the Downtown Historic District, and she recommends approval with the following conditions.

1. Subject to the applicant obtaining the necessary sign permit.
2. Subject to the applicant obtaining the necessary electrical permit.

Discussion Followed: Without Concerns

Motion:

Commissioner Horsley made a motion to approve the request, as presented, with staff recommendations. Commissioner Kemp seconded the motion. All members present voted in favor of the motion.

Approved, As Presented, With the Following Conditions

1. Subject to the applicant obtaining the necessary sign permit.
2. Subject to the applicant obtaining the necessary electrical permit.

4) Old Business

a) Idaho Certified Local Government Grant

Planner I Weeks explained that she has heard from the Affiliate Volunteer Advisor Buffaloe. He has sent a draft of a plan and provided an explanation of what a Historic Preservation Master Plan is and explained that the Commission needs to hire a consultant to assist in developing the plan.

Discussion Followed:

- Commissioner Wills explained her concerns with hiring someone outside the area to assist in this plan. She stated in her experience they come to the area, gather information from citizens and get paid for putting the information together. She feels like there are plenty of local historians that would do a much better job and the Commission would gain from them assisting in the plan.
- Commissioner Kemp stated that there were some recommendations for consultants in the packet if licensing is not required.
- Planner I Weeks explained there are rules for proposals that have to go out for bid based on the cost of the project, this may or may not have to go out for bid.
- Commissioner Taylor explained that she is willing to meet with the SHPO to consult and gather ideas and information. She will report back to the Commission.
- Commissioner Culum asked if there is a reference to another Historic Master Plan for her to look at and understand what a plan encompasses.
- Planner I Weeks stated the other part of the grant is updating and printing the brochures. She stated that Affiliate Volunteer Advisor Buffaloe stated that he would recommend updating the brochures; however it might be worth considering including each district in one brochure and starting fresh.
- Commissioner Taylor explained that she has spoken with Paul Smith about the brochures and he has other samples of brochures for the Commission to review. He also recommended that because there is not an overlay or any oversight by the Commission for the Residential Historic District that this brochure be eliminated.
- Planner I Weeks the deadline for using the money is in 2018 and the brochures need to be reviewed by SHPO prior to being printed. She also confirmed the Commissioner Horsley still knew someone that could assist with the QR Codes.
- Commissioner Horsley explained that he has someone that can develop QR codes for the brochures, and that each code needs a page specific to that item.

b) Scavenger Hunt

Planner I Weeks explained that this event is scheduled for September and she wants to make sure that the Commission is ready with plans, invitations, and prizes.

Discussion Followed:

- Commissioner Taylor explained she has letters but would like to provide color copies of the flyers as well and has asked staff to print some for her to distribute.
- Commissioner Wills explained she has some McDonalds prizes. She was told that most companies plan for donations a month in advance, so they have time to review the request, and decide which donations they are going to make. The sooner the Commission makes the request, the better the chances are for getting donations for prizes.
- Commissioner Kemp explained she can share an invite to the event through the Historic Preservation Facebook page and will edit the flyers.

c) Historic Pictures for new City Hall

Planner I Weeks reminded the Commission of this project and asked that they be considering the ideas for the photos.

Discussion Followed:

- Commissioner Taylor explained that she thought it would be nice to put the photos together by decade and display each decade at a time, keeping things rotated and fresh.
- Commissioner Culum explained that she has been reviewing some history on the area and taking notes. She will forward her notes to Planner I Weeks so that the Commission may have a copy to add their comments and discuss. She also brought to the meeting a poster that she found at CSI as a sample of what could possibly be done for the historic photo wall.

5) New Business

a) Tour of new City Hall

Planner I Weeks explained that the architect has invited the staff from the Community Development Building as well as the Historic Preservation Commission to join on a tour of the new City Hall tomorrow, July 19, 2017 at 10:30 am. This would be a good opportunity if the Commission is available to see the proposed location for the historic photo display.

Discussion Followed:

The majority of the commission is not available to come for the tour, so it was recommended that the tour be planned for the next meeting. The Commission could call the meeting to order early walk over, do the tour and then reconvene for the meeting afterwards.

- Commissioner Wills asked if the August meeting could be moved, it is currently scheduled on the day of the solar eclipse.
- Commissioner Kemp asked if the August meeting could be moved to the previous Monday, this would allow time for the tour and another final discussion about the Scavenger Hunt in September.

The Commission requested that the meeting for August be moved to August 14th and be scheduled from 11:30-1:00 for a tour of City Hall and the meeting.

6) General Input/Announcements - Public/Staff

None

7) Upcoming Meeting(s)

The next upcoming meeting will be August 14, 2017 at 11:30 the Commission will meet at the Council Chambers, walk over to the new City Hall for a tour and then reconvene for the meeting afterword's at the Council Chambers.

The August 21, 2017 meeting has been cancelled.

8) Adjournment

Chairperson Taylor adjourned the meeting at 12:40 pm.

Lisa A. Strickland, Administrative Assistant



HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: August 29, 2017, Historical Preservation Commission Meeting To:

Historical Preservation Chairman and Commission

From: Urban Renewal Agency, 219 Shoshone Street North, Nathan Murray
on behalf of Urban Renewal Agency

Request

To consider appropriateness to demolish the building located on the property at 219 Shoshone Street North in the Downtown Historic District.

Background:

The property is listed on the National Register of Historic Places. The property is a non-contributing building that was constructed in 1909. This is a one-story building best known as the Telephone Exchange Building. The building has lost the integrity of its street elevation by the application of a recent brick veneer. City directories list Mountain States Telephone and Telegraph Company as a tenant from 1923 until the early 1940's. First Federal Savings and Loan Association occupied the building from 1946 to 1956. The lot located at 219 Shoshone Street North is located within the boundary of the Twin Falls Downtown Historic District.

Analysis:

The property is located in the Commercial Business, zoning district with a P-1 Parking overlay in the Downtown Historic District. No exterior portion of any building or other structure (including walls, fences, light fixtures, steps and pavement, or other appurtenant features) nor aboveground utility structures nor any type of outdoor advertising sign shall be erected, altered, restored, moved or demolished within this district until after an application for a Certificate of Appropriateness as to exterior features has been submitted to and approved by the Historical Preservation Commission.

The proposed demolition is to expose the northwest wall of the "Historic Ballroom" and bring in more natural light as the windows are restored to their original condition. This property will become a patio seating area to be used by the proposed restaurant at the old "Historic Ballroom" and a basement at the north corner of the building.

The applicant contacted a structural engineer to walk through the building. There has not been a formal report obtained as to the structural integrity of the building. The applicant has only heard comments that substantial modifications have been made to the original structure which have made the building non-contributing to the Historic District.

The Twin Falls Downtown Historic District and Twin Falls City Park Historic District Guidelines recommend that you repair or restore buildings before considering replacing them.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with the demolition of the building located on the property located at 219 Shoshone Street North.

A Certificate of Appropriateness permit is for Historical Preservation Commission purposes only. Other permits such as sign, building, electrical, mechanical or plumbing permits, etc. may be required. All facilities must comply with all Building and Fire Code regulations.

Conclusion:

Should the Commission grant this request, as presented, staff recommends approval be subject to the following conditions:

1. Subject to the applicant obtaining the necessary demolition permit.

Attachments:

1. Certificate of Appropriateness Application
2. Narrative
3. Aerial Map
4. Site Plan (2)
5. National Register of Historic Places
6. Picture



**CITY OF TWIN FALLS
HISTORICAL PRESERVATION COMMISSION**

P.O. Box 1907
324 Hansen Street E Twin Falls, ID 83303
PH: 208-735-7267 FAX: 208-736-2641

CERTIFICATE OF APPROPRIATENESS APPLICATION

Date of the Application: _____

Application No.: _____

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: _____
Mailing Address: _____
City: _____ State: _____ Zip: _____
Phone: _____ Cell Phone: _____ E-mail: _____
Applicant Signature: _____

B. REQUEST INFORMATION:

1. The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):

2. Existing Zoning District: _____
3. Project Land Area Size: _____
4. Existing Building Size: _____
5. Proposed Building Alteration: _____
6. A site plan to **SCALE** on an **8 1/2" x 11" paper**, of the subject property showing the following:
 - a. Lot dimensions
 - b. Location of all existing buildings; including setbacks and fencing
 - c. Before and after building elevations are required
7. Provide a Detailed Written Statement On A Separate Sheet Of Paper Containing:
 - a. The reason for the request
 - b. An evaluation of the effects on adjoining property

.....
OFFICIAL USE ONLY:

HPC: (ONLY)

PUBLISH DATE: _____ NOT PUBLISHED

HEARING DATE: _____

Kelly,

Gary Bowlin, a structural engineer with EHM, has walked through the building twice. I do not have a formal report from him regarding the structural integrity of the building, only comments regarding the substantial modifications that have been made to the original structure which have made the building non-contributory to the Historic District.

Additions were made to 219 Shoshones on both the front and back of the building and nothing is original on the inside. Old windows have been removed and bricked in. The basement is unfinished and there is some leaking from the exterior.

A primary purpose for removing the structure is to expose the northwest wall of the Historic Ballroom and bring in more natural light as the windows are restored to their original condition. 219 Shoshone will become a patio/seating area to be used by the proposed restaurant at the old ballroom, and a basement at the north corner of the building.

Let me know if you need any additional details.

Nathan W. Murray

City of Twin Falls-

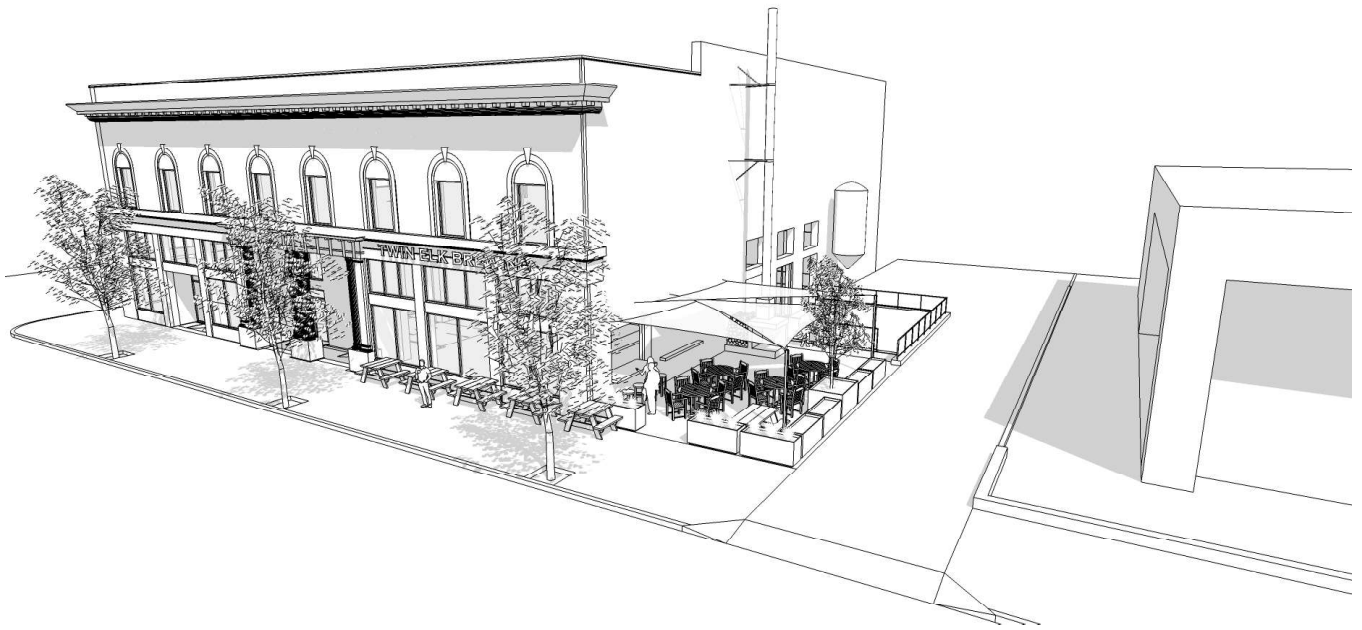
Economic Development Director

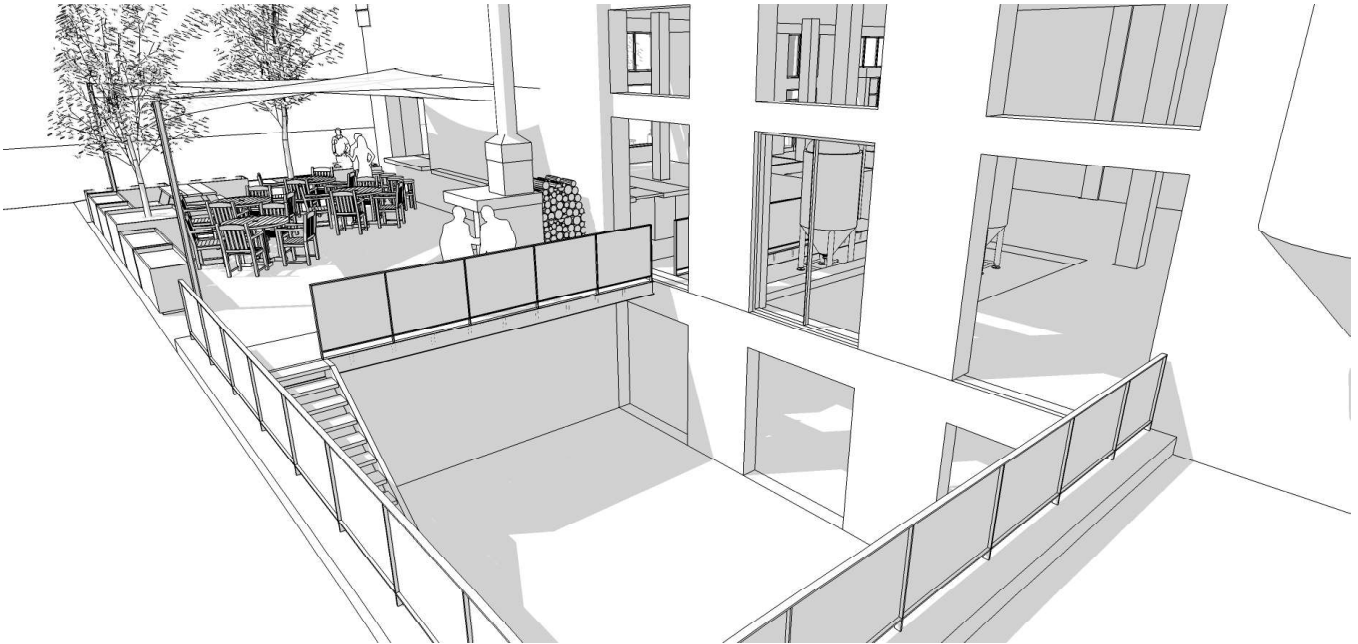
o- 208.735.7240

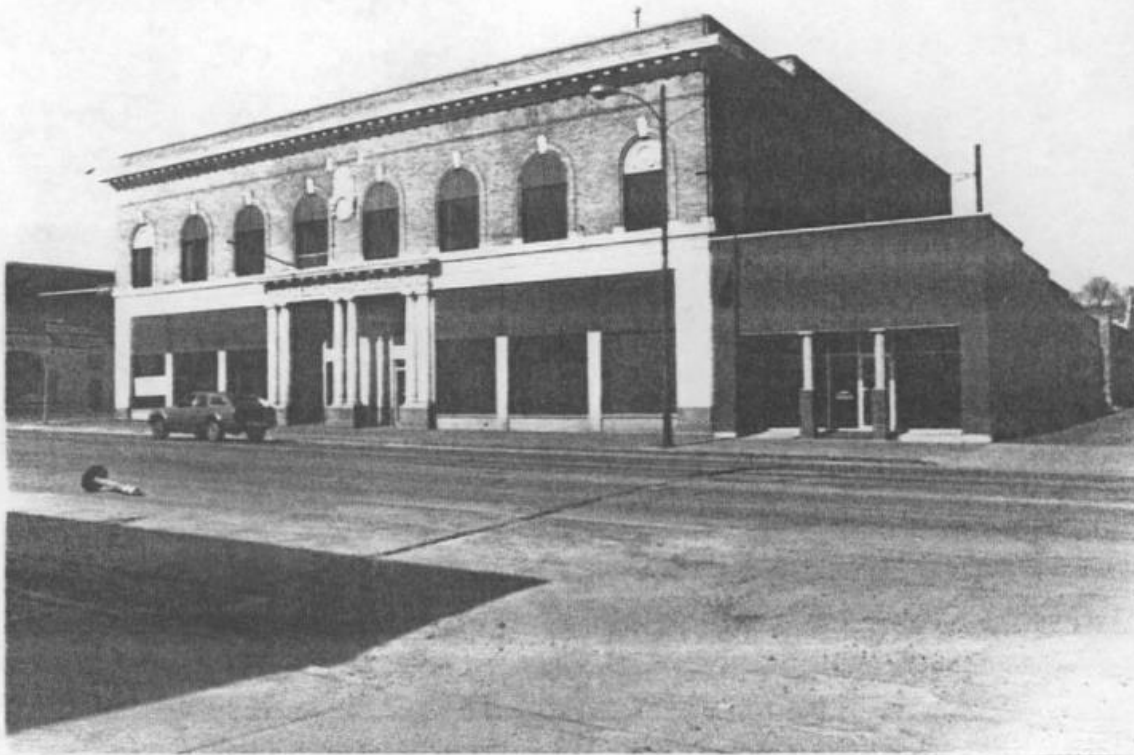
c- 208.731.0291

Aerial Map









1. Telephone Exchange Bldg
 219 Shoshone St. N.
 BPOE, 122 Second Ave N.
 Main Ave. Downtown HD

5. Telephone Exchange Building 83-17998
 219 Shoshone Street N.
 Non-contributing
 1909

A one-story building that abuts the B.P.O.E. (site 6), the Telephone Exchange Building has lost the integrity of its street elevation by the application of a recent brick veneer.

City directories list Mountain States Telephone and Telegraph Company as a tenant from 1923 until the early 1940s. First Federal Savings and Loan Association occupied the building from 1946 to 1956.





HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: August 29, 2017, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: Warm Art Tattoo, 119 2nd Avenue West, Lytle Sign on behalf of Warm Art Tattoo

Request

To consider appropriateness to construct and install a window sign on the building located on the property at 119 2nd Avenue West in the Downtown Historic District.

Background:

The property is listed on the National Register of Historic Places. The property is a contributing building that was constructed in 1908. This is a two-story brick building. The windows on the second story are one-over-one, double hung wood sash with keystones. The openings on the first story are large, plate-glass windows with transoms. The building has a high degree of integrity and has change little when compared to early photographs.

Charles Johnson constructed the building for his brother J.G. Early on it was occupied by a furniture company, Ostrander and Company. Beginning in 1945 the building served as a car dealership and parts establishment, first as "Jesse Chase Used Cars" (1945 to 1950) and then as MacKenzie Auto Equipment (1950 to 1975). The American Hotel occupied the upper story from 1932 until the mid-1960's. The lot located at 119 2nd Avenue West is located within the boundary of the Twin Falls Downtown Historic District.

Analysis:

The property is located in the Commercial Business, zoning district with a P-1 Parking overlay in the Downtown Historic District. It is within the Twin Falls Downtown Historic District. No exterior portion of any building or other structure (including walls, fences, light fixtures, steps and pavement, or other appurtenant features) nor aboveground utility structures nor any type of outdoor advertising sign shall be erected, altered, restored, moved or demolished within this district until after an application for a Certificate of Appropriateness as to exterior features has been submitted to and approved by the Historical Preservation Commission.

The proposed window sign is 11.80 square feet and will be placed in an existing plate glass window along 2nd Avenue West. The existing window measures 9'3" tall and 8'6" wide with a total square footage of 78.625. The sign will be a vinyl cutout applied to the inside of the window. The allowance for a window sign is 25% of the window space. The proposed sign complies with the current zoning sign code.

Signage is discussed on page 19 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. Appropriate locations are within display windows. Signs shall be painted signs or gold-leaf directly on windows. The applicant feels the proposed sign would not impact uniformity of the historic district.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with construction and installation of the new window sign on the building located on the property located at 119 2nd Avenue West.

A Certificate of Appropriateness permit is for Historical Preservation Commission purposes only. Other permits such as sign, building, electrical, mechanical or plumbing permits, etc. may be required. All facilities must comply with all Building and Fire Code regulations.

Conclusion:

Should the Commission grant this request, as presented, staff recommends approval be subject to the following conditions:

1. Subject to the applicant obtaining the necessary sign permit.

Attachments:

1. Certificate of Appropriateness Application
2. Narrative
3. Aerial Map
4. Site Plan (2)
5. Proposed sign
6. National Register of Historic Places
7. Picture



**CITY OF TWIN FALLS
HISTORICAL PRESERVATION COMMISSION**

P.O. Box 1907
324 Hansen Street E Twin Falls, ID 83303
PH: 208-735-7267 FAX: 208-736-2641

CERTIFICATE OF APPROPRIATENESS APPLICATION

Date of the Application: 7/27/2017

Application No.: _____

Fee: **NONE**

A. APPLICANT INFORMATION:

1. Name of applicant: Lytle Signs on behalf of Warm Art Tattoo
Mailing Address: PO Box 305
City: Twin Falls State: ID Zip: 83303
Phone: 208-733-1739 Cell Phone: 208-410-2521 E-mail: robert@lytlesigns.com
Applicant Signature: [Signature]

B. REQUEST INFORMATION:

1. The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):
119 2nd Ave W
2. Existing Zoning District: Twin Falls Downtown Historic District
3. Project Land Area Size: 50' x 112'
4. Existing Building Size: 50' x 112'
5. Proposed Building Alteration: install a window sign
6. A site plan to **SCALE** on an **8 1/2" x 11" paper**, of the subject property showing the following:
 - a. Lot dimensions
 - b. Location of all existing buildings; including setbacks and fencing
 - c. Before and after building elevations are required
7. Provide a Detailed Written Statement On A Separate Sheet Of Paper Containing:
 - a. The reason for the request
 - b. An evaluation of the effects on adjoining property

OFFICIAL USE ONLY:

HPC: (ONLY)

PUBLISH DATE: NOT PUBLISHED

HEARING DATE: _____



July 27, 2017

City of Twin Falls
Historical Committee
324 Hansen Street East
Twin Falls, ID 83303

RE: New window signage for Warm Art Tattoo.

To whom it may concern:

We would like to apply for a Certificate of Appropriateness for a new window sign for Warm Art Tattoo located at 119 2nd Ave West in Downtown Twin Falls. The sign will be placed in one of the windows on 2nd Ave and the copy area of the sign will be 11.80 square feet. The existing window measures 9' 3" tall and 8' 6" wide with a total square footage of 78.625. The allowance for a window sign is 19.66 square feet (25% of window space). There is not currently a window sign in this window.

The new sign will be a vinyl cutout applied to the inside of the window. This sign will be manufactured by Lytle Signs, and professionally installed by Lytle Signs. There will be no hand lettering and the sign will have script that is similar to other downtown businesses. The new window sign should not create issues with neighboring businesses, nor have a negative impact on the uniformity of the historical district requirements.

Sincerely

Robert Reeder

Lytle Signs

Aerial Map



2nd Ave W

Proposed Window Sign



119 2nd Ave W

112

50'

© 2017 Google

Warm Art Tattoo
119 2nd Ave West
Robert Reeder
Lytle Signs
PO Box 305
Twin Falls, ID 83303
(208) 733-1739



Proposed Window Sign

Window dimensions

8' 6" wide



9' 3" Tall

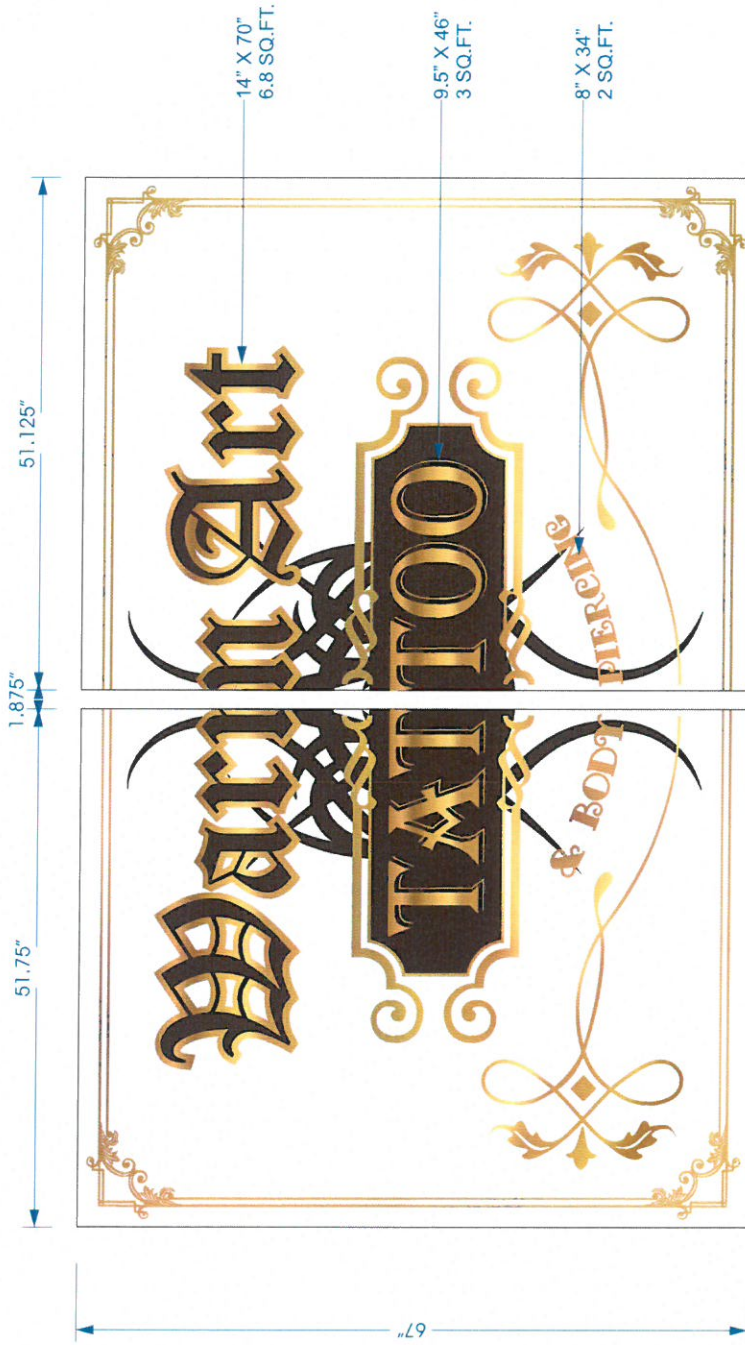
© 2017 Google

© 2017 Google

Warm Art Tattoo
119 2nd Ave West

Robert Reeder
Lytle Signs
PO Box 305
Twin Falls, ID 83303
(208) 733-1739

42°33'18.63" N 114°28'16.7"



11.8 SQ.FT. TOTAL

(1) WINDOW VINYL

STRIP EXISTING VINYL FROM LEFT MOST WINDOW

SATIN GOLD (#131)
BURGUNDY (#58)

HP VINYL

APPLIED TO 2ND SURFACE OF 2 WINDOWS
(2ND FROM LEFT DOUBLE WINDOWS)



THIS RENDERING IS CONCEPTUAL---COLORS MAY NOT REPRESENT ACTUAL FINISH---ILLUMINATED AND DAYLIGHT COLORS WILL VARY
Unauthorized use, reproduction and or display shall render the infringer liable for up to \$10,000 in statutory damages, plus attorney fees and costs for each infringement under the U.S. Copyright Act (17 U.S.C. 412 & 504)

CLIENT: Warrior Art & Body Piercing
ADDRESS: 224 E. Main St. #203
Twin Falls, ID 83301
JOB LOCATION: Twin Falls, Idaho
DATE: 1/25/2016
SCALE: 1" = 1'
ACCOUNT REQUIRED: Loretta Burdick
DRAWN BY: AS
FEDERATION: WARWART TATTOO/Warrior Art
Fronage - 29419 REV1
PROJECT #: 29419
REVISIONS:

LYTLE SIGNS © 2017
ALL RIGHTS RESERVED



Lytle Signs Inc.

Twin Falls Office
P.O. BOX 305
1925 KIMBERLY RD.
TWIN FALLS, IDAHO 83303
208.233.1739
1.800.421.6836
fax 208.736.8553

Boise/Meridian Office

2070 E. COMMERCIAL ST.
MERIDIAN, IDAHO 83642
208.388.1739
fax 208.388.3966
www.lytle-signs.com
sales@lytle-signs.com



64. Johnson building 83-3600
119 Second Avenue W.
Contributing
1908

This is a two-story, brick building with heavy tab-and-shield ornaments on brick pilasters and a wide frieze and modillions accenting a metal cornice. The windows on the second story are one-over-one, double-hung wood sash with keystones. The openings on the first story are large, plate-glass windows with transoms. A slanted awning extends along the street elevations and separates the transoms from the display windows. The building has a high degree of integrity and has changed little when compared to early photographs.⁴⁵

Charles Johnson constructed the building for his brother, J.G.⁴⁶ Early on, it was occupied by a furniture company, Ostrander and Co., referring to Arthur R. Ostrander, the brother of Ernest Ostrander, who owned a large lumber yard a few blocks west on Shoshone Street W. By the late teens Wesley Burkholder had bought the business from Ostrander and operated his own furniture store. He moved his concern from this location to Shoshone Street and Second Avenue E. in 1931. Beginning in 1945 the building served as a car dealership and parts establishment, first as "Jesse Chase Used Cars" (1945 to 1950), and then as MacKenzie Auto Equipment (1950 to 1975). The American Hotel occupied the upper story from 1932 until the mid-1960s.







HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: August 29, 2017, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: Red's Trading Post, 203 5th Avenue South, Lytle Sign on behalf of Red's Trading Post

Request

To consider appropriateness to construct and install a wall sign on the building located on the property at 203 5th Avenue South in the Warehouse Historic Overlay District.

Background:

The property is listed on the National Register of Historic Places. The property is a contributing building that was constructed in 1919. This is a one-story brick building. There is a cornice consisting of a row of soldier bricks. The north and west walls have several metal sash, multi-paned windows. The structure shares a concrete loading dock with the building next door. The wooden railing and canopy have been reconstructed.

It is uncertain what business or person constructed this building; it is mentioned as housing the M. and R. Pink firm in 1919 in a local business publication. By 1928 they were using warehouse space at 240 4th Avenue South. During the late 1930's the Ford Transfer and Storage Company rented the building. About this time it was also used to store onions. The lot located at 203 5th Avenue South is located within the boundary of the Twin Falls Warehouse Historic Overlay District.

This property has been before this commission several times in the past for various Certificates of Appropriateness.

Analysis:

The property is located in the Old Town, zoning district with a Warehouse Historic Overlay and P-3 Parking overlay. No exterior portion of any building or other structure (including walls, fences, light fixtures, steps and pavement, or other appurtenant features) nor aboveground utility structures nor any type of outdoor advertising sign shall be erected, altered, restored, moved or demolished within this district until after an application for a Certificate of Appropriateness as to exterior features has been submitted to and approved by the Historical Preservation Commission.

The proposed wall sign is 3 square feet and will be placed on an exterior wall of the building next to a historic "Sprite Boy" sign which the applicant came to the Commission for a Certificate of Appropriateness for in April of 2013. The applicant wanted to explain the history of the "Sprite Boy" sign and also explain Baseball Hall of Famer, Ty Cobb's historical significance to the area. The sign will be a digitally printed graphics on a white HP vinyl with a clear laminated finish and applied to an aluminum panel. The allowance for a wall sign is 3 square feet per linear foot of building width. The proposed sign may or may not comply with the current zoning sign code. I need further information to determine for sure.

Signage is discussed on pages 93 thru 98 of the Warehouse Historic District Design Guidelines. Flush wall mounted signs may be considered appropriate. The proposed sign should not obstruct character-defining features of a building. The applicant feels the proposed sign would not impact uniformity of the historic district.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with construction and installation of the new wall sign on the building located on the property located at 203 5th Avenue South.

A Certificate of Appropriateness permit is for Historical Preservation Commission purposes only. Other permits such as sign, building, electrical, mechanical or plumbing permits, etc. may be required. All facilities must comply with all Building and Fire Code regulations.

Conclusion:

Should the Commission grant this request, as presented, staff recommends approval be subject to the following conditions:

1. Subject to the applicant obtaining the necessary sign permit.

Attachments:

1. Certificate of Appropriateness Application (2)
2. Narrative (2)
3. Aerial Map
4. Site Plan (2)
5. Proposed sign
6. National Register of Historic Places
7. Picture



CITY OF TWIN FALLS
HISTORICAL PRESERVATION COMMISSION
P.O. Box 1907
324 Hansen Street E Twin Falls, ID 83303
PH: 208-735-7267 FAX: 208-736-2641

CERTIFICATE OF APPROPRIATENESS APPLICATION

Date of the Application: 8/1/2017

Application No.: _____

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: Red's Trading Post Inc.
Mailing Address: 203 5th Avenue South
City: Twin Falls State: Idaho Zip: 83301
Phone: (208) 733-3546 Cell Phone: (208) 539-3546 E-mail: rhorsley@redstradingpost.com
Applicant Signature: Ryan Horsley

B. REQUEST INFORMATION:

1. The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):
203 5th Avenue South Twin Falls, ID 83301-6001
2. Existing Zoning District: Historic Warehouse District
3. Project Land Area Size: _____
4. Existing Building Size: _____
5. Proposed Building Alteration: _____
6. A site plan to **SCALE** on an **8 1/2" x 11" paper**, of the subject property showing the following:
- a. Lot dimensions
 - b. Location of all existing buildings; including setbacks and fencing
 - c. Before and after building elevations are required
7. Provide a Detailed Written Statement On A Separate Sheet Of Paper Containing:
- a. The reason for the request
 - b. An evaluation of the effects on adjoining property

.....
OFFICIAL USE ONLY:

HPC: (ONLY)

PUBLISH DATE: NOT PUBLISHED

HEARING DATE: _____



CITY OF TWIN FALLS
HISTORICAL PRESERVATION COMMISSION
P.O. Box 1907
324 Hansen Street E Twin Falls, ID 83303
PH: 208-735-7267 FAX: 208-736-2641

CERTIFICATE OF APPROPRIATENESS APPLICATION

Date of the Application: 8/8/2017

Application No.: _____

Fee: NONE

A. APPLICANT INFORMATION:

- Name of applicant: Lytle Signs on behalf of Red's Trading Post
Mailing Address: PO Box 305
City: Twin Falls State: ID Zip: 83303
Phone: 208-733-1739 Cell Phone: 208-410-2521 E-mail: robert@lytlesigns.com
Applicant Signature: _____

B. REQUEST INFORMATION:

- The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):
203 5th Ave South
- Existing Zoning District: Warehouse Historical District
- Project Land Area Size: 107' x 49'
- Existing Building Size: 107' x 49'
- Proposed Building Alteration: install a historical plaque
- A site plan to **SCALE** on an **8 1/2" x 11" paper**, of the subject property showing the following:
 - Lot dimensions
 - Location of all existing buildings; including setbacks and fencing
 - Before and after building elevations are required
- Provide a Detailed Written Statement On A Separate Sheet Of Paper Containing:
 - The reason for the request
 - An evaluation of the effects on adjoining property

.....
OFFICIAL USE ONLY:

HPC: (ONLY)

PUBLISH DATE: NOT PUBLISHED

HEARING DATE: _____



August 8, 2017

City of Twin Falls
Historical Committee
324 Hansen Street East
Twin Falls, ID 83303

RE: New wall plaque for Reds Trading Post

To whom it may concern:

We would like to apply for a Certificate of Appropriateness for a new wall plaque for Red's Trading Post located at 203 5th Ave South in Downtown Twin Falls. The sign will be placed on the wall on the building frontage and the plaque will be three square feet.

The new sign will be a digitally printed graphics on a white HP vinyl with a clear laminated finish and applied to an aluminum panel. This sign will be manufactured by Lytle Signs, and professionally installed by Lytle Signs. There will be no hand lettering and the sign will have script that is similar to other downtown businesses. The new wall plaque should not create issues with neighboring businesses, nor have a negative impact on the uniformity of the historical district requirements.

Sincerely

Robert Reeder

Lytle Signs

Tuesday, August 1, 2017

Twin Falls Historic Preservation Commission,

We have contracted with Lytle signs to construct a historic sign for our Coca Cola "Sprite Boy" sign that is on our building. The text is as follows:

Ty Cobb

This sign was originally property of the Coca-Cola Bottling Company, then owned by Detroit Tigers outfielder Tyrus Raymond Cobb. Cobb was nicknamed The Georgia Peach and the first baseball player to be inducted into the Baseball Hall of Fame in 1936. In his third season in the major leagues (1907), Cobb began buying Coca-Cola stock and doing magazine and newspaper endorsements for the Atlanta-based beverage maker. By the time he died, he owned 20,000 shares of stock and bottling plants in Twin Falls, Idaho, Bend, Oregon, and Santa Maria, California. After Cobb retired in 1928, he trekked to Idaho for a salmon-fishing trip where he personally discovered Twin Falls. He returned several times in the following years and eventually built the city's first soft-drink bottling plant. (Picture of Ty Cobb)

The Coca-Cola Sprite Boy

In the early 1940's, an elf-like cartoon figure (a sprite) made his appearance in magazine advertising for Coca-Cola. Sprite Boy appeared in magazine ads for the first time in January 1942 and gradually the figure became known as the Sprite or the Sprite Boy. The character also helped support the introduction of king-sized packaging until he was phased out of advertising by the late 1950's. (Picture of Coca-Cola)

We felt that history of the signage is important to the area, explaining the marketing campaign and also to show Hall of Fame legend Ty Cobb's ties to this area.

Ryan Horsley- General Manager
Red's Trading Post Inc.
203 5th Avenue South
Twin Falls, ID 83301-6228
www.redstradingpost.com
(208) 733-3546
(208) 734-2793 Fax

Aerial Map





© 2017 Google

Red's Trading Post
203 5th Ave South

Robert Reeder
Lytle Signs
PO Box 305
Twin Falls, ID 83303
(208) 733-1739

Imagery Date: 6/8/2016 42°33'08.17" N 114°28'19.31" W elev 3757 ft



RED'S TRADING
POST

WOODY'S
TRADING POST

Proposed Wall Plaque

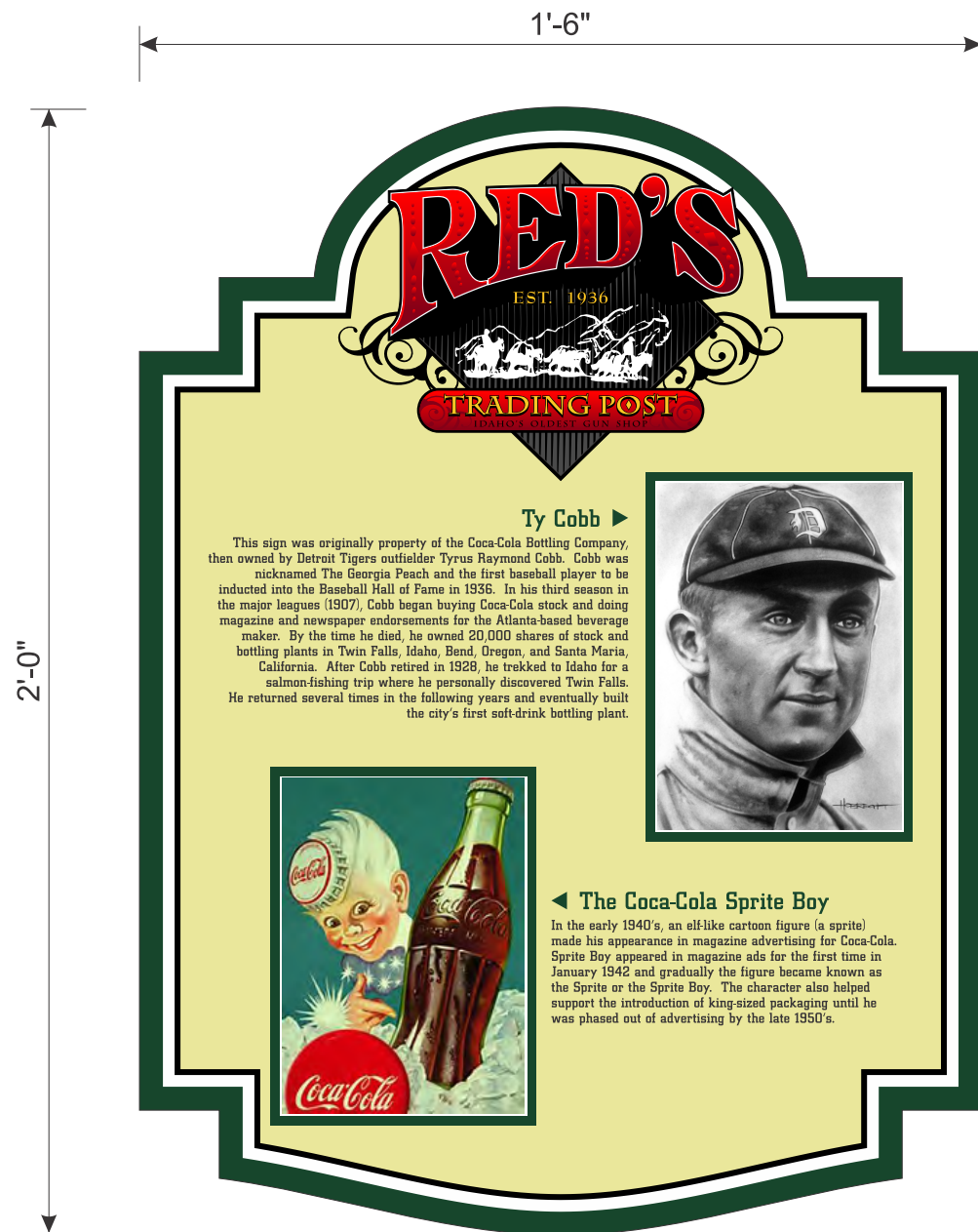


Red's Trading Post
203 5th Ave South

Robert Reeder
Lytle Signs
PO Box 305
Twin Falls, ID 83303
(208) 733-1739

©2017 Google
©2017 Google

42°33'07.88" N 114°28'20.11" W elev 3757 ft



ALUMINUM PLAQUE

FCO .080 ALUMINUM PANEL
DIGITALLY PRINTED GRAPHICS ON WHITE HP VINYL
WITH CLEAR LAMINATE FINISH

STUD MOUNTED TO BRICK WALL



Unauthenticated use, reproduction and or display shall render the infringer liable for up to \$150,000 in statutory damages, plus attorney fees and costs for each infringement under the U.S. Copyright Act (17 U.S.C. 412 & 504)
THIS RENDERING IS CONCEPTUAL---COLORS MAY NOT REPRESENT ACTUAL FINISH---ILLUMINATED AND DAYLIGHT COLORS WILL VARY

CLIENT:	RED'S TRADING POST INC.
ADDRESS:	203 5TH AVE. S.
JOB LOCATION:	TWIN FALLS, IDAHO
DATE:	07-27-2017
SCALE:	3" = 1'
ACCOUNT EXECUTIVE:	BB
DRAWN BY:	RL
FILENAME:	REDS\COKE PLAQUE.CDR
QUOTE #:	31588
REVISIONS:	

PAGE 1 OF 1
LYTLE SIGNS © 2017
ALL RIGHTS RESERVED



Lytle Signs Inc.

Twin Falls Office
P.O. BOX 305
1925 KIMBERLY RD.
TWIN FALLS, IDAHO 83303
208.733.1739
1.800.621.6836
fax 208.736.8653

Boise/Meridian Office
2070 E. COMMERCIAL ST.
MERIDIAN, IDAHO 83642
208.388.1739
fax 208.388.3966
www.lytlesigns.com
sales @lytlesigns.com



23. Warehouse

83-17935

203 Fifth Avenue South

contributing

c. 1919

This one-story building is brick with a cornice consisting of a row of soldier bricks. On the north and west walls are several metal sash, multi-paned windows. The structure shares a concrete loading dock with the building next door (215-227), as well as a wooden railing and a canopy that were constructed within the past two years.

It is uncertain what business or person constructed this building; it is mentioned as housing the M. and R. Pink firm in 1919 in a local business publication, but by 1928 they were using warehouse space at 240 Fourth Avenue South. During the late 1930s the Ford Transfer and Storage Company rented the building; about this time it was also used to store onions.²⁶

RED'S TRADING POST



OPEN

Have a C

08/14/2017