



Twin Falls Historic Preservation Commission Minutes

Monday, October 3, 2022, 3:00 PM

203 Main Avenue East
Twin Falls, ID 83301

COUNCIL CHAMBERS

Members: Doug Baughman Chairperson, Jennifer Shaffer Vice Chairperson, Ben Woodbury, Lisa Maas, Lisa Buddecke

Council Liaison: Spencer Cutler

1) Confirmation of Quorum/Call Meeting to Order

Chairman Baughman called the meeting to order at 03:00 PM

A quorum was present.

Members Present: Baughman, Shaffer, Maas, Buddecke, Cutler (Liaison)

Staff Present: Strickland, Ebersole

2) Consent Calendar

MOTION: Commissioner Maas moved to approve the Consent Calendar, as presented. Commissioner Buddecke seconded the motion.

Unanimously Approved by a vote of 4 to 0.

a) Approval of minutes from the following meeting: August 15, 2022

3) Certificate of Appropriateness

a) Request for a Certificate of Appropriateness for signage on property located at 161 2nd Ave N c/o Lytle Signs. (PZ22-0148)

Staff Presentation:

City Planner Strickland presented the request for a Certificate of Appropriateness for signage on property located at 161 2nd Ave N c/o Lytle Signs. (PZ22-0148)

The Certificate of Appropriateness process requires a public meeting in which interested persons can be heard, with regards to the application. The historic preservation commission shall review the "design guidelines" as they exist or as amended for compliance before issuing a certificate of appropriateness. The Commission may approve or deny the request. Any conditions placed by Commission shall be specifically listed on the Certificate and shall be completed as part of the approval. Any decision of the Commission may be appealed to the City Council.

The building was constructed circa 1921 and was listed as contributing in 2000 on the National Historic Registry. The property is located within the Downtown Historic District and has a land use history as retail sales.

Throughout downtown there have been a few projecting signs that have been installed over the years on buildings and the Commission has had the opportunity to approve a few of these types of signs. When you review old photos of the downtown, these are especially common. The materials proposed for the sign are materials the Commission has seen before and the illumination for the sign will be minimal as shown in the renderings. The flag sign designed to be installed along the wall on Gooding Street will also be aluminum and have minimal illumination as shown in the renderings.

As for the window signs, these are found throughout and are designed using vinyl material that will be applied to the doors and are like other window signs that have been approved previously by the Commission.

Sections 2.1 General Downtown Guidelines and Section 3.4 Sign Guidelines apply to this request and have been provided in the staff report packet. As the commission, your review is based on the guidelines, the type of request and if the proposed changes are compatible with the character of the district and are generally in conformance with the Downtown Design Guidelines. The signs do not detract from the character of the district and are in general conformance with other signs found in the Downtown District. Samples of each of these signs have been provided in the design guidelines and deemed as appropriate for the district.

Staff has reviewed the request and does not anticipate any negative impacts related to the request and would recommend the following conditions if approved.

1. Subject to site plan amendments as required by the city codes and standards.
2. Subject to the applicant obtaining the appropriate permits as required.

Applicant Presentation:

Justin Simms, Lytle Signs, presented the request for a Certificate of Appropriateness for signage on property at 161 2nd Avenue North.

HPC Questions & Comments:

- Vice Chair Shaffer asked the type of materials that allow for only the letters to illuminate at night.
- Mr. Simms explained the materials of the signs and how it illuminates.
- Vice Chair Shaffer asked about the exterior lights.
- Mr. Simms stated the exterior lights will not be included in this request.
- Chairman Baughman asked about the holes into the exterior wall.
- Mr. Simms explained the location of the existing holes and where new bolt

holes will be needed.

MOTION: Vice Chair Shaffer moved to approve the request for a Certificate of Appropriateness for signage on property located at 161 2nd Ave N c/o Lytle Signs. (PZ22-0148), as presented with staff recommendations.
Commissioner Maas seconded the motion.

Unanimously Approved by a vote of 4 to 0.

Other Items:

- City Planner Strickland and Council Liaison Cutler recapped the City Council decision on the proposed Residential Historic District.
- Vice Chair Shaffer asked for a banner for the HPC table at the Trick or Treat on Main Street event.

4) Upcoming Meeting(s)

- a) Monday, November 7, 2022

5) Adjournment

The meeting adjourned at 03:34 PM

Kelli Ebersole

Kelli Ebersole, Technician