



Twin Falls Historic Preservation Commission Agenda

Tuesday, February 20, 2018, 12:00 PM

203 Main Avenue East
Twin Falls, ID 83301

Members: Nancy Taylor, Samantha Kemp, Allen Easterling, Debbie Lattin, Lucy Wills, Samra Culum

Council Liaison: Ruth Pierce

Affiliate Volunteer Advisor: Darrell Buffalo

- 1) Confirmation of Quorum/Call Meeting to Order
 - a) Introduction of new Commissioner
- 2) Consent Calendar
 - a) Approval of minutes from the following meeting:
- 3) Certificate of Appropriateness
 - a) Request to consider appropriateness to construct and install a projecting sign and wall sign on the building located on the property located at 160 Main Avenue North in the Downtown Historic District. c/o Nate Rioux on behalf of Bull Moose Bicycles (app. 18-002)
 - b) Request to consider appropriateness to construct and install new doors on the building located on the property at 201 4th Avenue East in the City Park Historic District. c/o James Starling on behalf of Twin Falls Public Library (app. 18-003)
 - c) Request to consider appropriateness to remove and fill in space of an overhead door with a window and a main entrance door. The applicant will also be replacing the brick on the rear of the building with white metal siding on the building located on the property at 242 Main Avenue North in the Downtown Historic District. c/o Sid Lezamiz (app 18-004)
- 4) Old Business
 - a) Idaho Certified Local Government Grant 2017
 - b) Re-Evaluate exterior improvements to 147 Main Avenue East
- 5) New Business
 - a) Quarterly Pictures for City Hall
 - b) 2018 Idaho Archaeology and Historic Preservation Month
- 6) General Input/Announcements - Public/Staff
- 7) Upcoming Meeting(s)
 - a) March 5, 2018 at 12:00pm
- 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

Monday, January 29, 2018, 12:00 PM

203 Main Avenue East
Twin Falls, ID 83301

SPECIAL MEETING

Members: Nancy Taylor, Samantha Kemp, Allen Easterling, Debbie Lattin, Lucy Wills, Samra Culum

Council Liaison: Ruth Pierce

Affiliate Volunteer Advisor: Darrell Buffalo

1) Confirmation of Quorum/Call Meeting to Order

Commissioner Taylor called the meeting to order, confirmed a quorum and introduced staff.

Members Present: Taylor, Kemp, Lattin, Wills, Culum

Staff Present: Markus, Strickland, Weeks

2) Consent Calendar

- a) Approval of Minutes: 01-16-18

Motion:

Commissioner Kemp made a motion to approve the consent calendar, as presented.

Commissioner Lattin seconded the motion.

Unanimously Approved

3) Certificate of Appropriateness

- a) Request to consider appropriateness to construct and install an ATM Island with Drive-up window and construct and install various signs on the proposed building located on the property at 215 Shoshone Street South in the Downtown Historic District. c/o Wells Fargo (app. 18-001)

Planner I Weeks stated this a a request to consider appropriateness to construct and install an ATM Island with Drive-up window and construct and install various signs on the proposed building located on the property at 215 Shoshone Street South in the Downtown Historic District.

The property is listed on the National Register of Historic Places. The property is listed as a parking lot. The lot located at 215 Shoshone Street South is located within the boundary of the Twin Falls Downtown Historic District.

The property came before the Historic Preservation Commission on October 16, 2017. The commission denied the Certificate of Appropriateness due to the design not complying with the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District.

The property is located in the CB, Commercial Business, zoning district with a P-1 Parking

overlay. It is 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 ATM Island with a Drive-up window is approximately 14' wide. The total height including sign will be 11'6". This ATM Island is to alleviate ATM usage at the Main Ave S, Addison Ave E and Blue Lakes Blvd N ATM locations. The applicant feels this use will not cause any adverse impact on adjacent properties. The proposed colors of the ATM Island are red and yellow. The applicant is proposing the ATM being framed by a 2'6" wide brick column on either side. There will be a pitched roof on top of the columns covering the ATM machine and protecting the users from the weather. They have muted the red and yellow. City Code 10-10-10(B) states that an escape lane shall be provided for any use containing a drive-through facility. An escape lane shall be 9' wide and shall provide access around the drive-through facility. An escape lane may be part of a circulation aisle. The ATM Island with a drive-up window will have to go through a Special Use Permit process with planning and zoning for the drive-up window before a building permit can be issued. Signage is a separate permitting process from the building permit.

The proposed site plan does not show any landscaping. Landscaping in the CB zone is 5% of the total parking area. There is no required parking in the P-1 overlay. The commission may wish to place a condition on this Certificate of Appropriateness that requires some landscaping and how much.

Design Guidelines for new construction start on Page 32 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. New construction should be congruous with both the immediate context in which the new construction is located, as well as the overall character of the district. Wall materials should be consistent with historical materials used in the district. They should use similar roof forms, slope ratios and materials drawn from historic structures in the district.

Should the Commission want to look at this as an accessory structure, the design guidelines start on Page 45 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. Accessory structures should be designed to be compatible with the main structure in design, materials and colors.

Signage is discussed on page 19 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. They are proposing a wall sign and a canopy sign. I cannot determine if they are illuminated or not. The proposed sign should not obstruct character-defining features of a building. I do not have enough information to determine if the signs will comply with the zoning sign code or not at this time.

Approval of this request will allow the applicant to proceed with process to construct and install the new ATM Island with a drive-up window and construct and install various signs on the building located on the property located at 215 Shoshone Street 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.

Planner I Weeks stated upon 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 special use permit.
2. Subject to the applicant obtaining the necessary building permits.
3. Subject to the applicant obtaining the necessary sign permits.

Discussion Followed:

- Commissioner Kemp stated they made some positive changes.
- Commissioner Wills explained the lot needs to have some landscaping and this is a prominent corner and this is not what she really wants to see on this corner.
- Commissioner Taylor explained she would like it to look more inviting and soften the look and landscaping would be helpful.
- Commissioner Kemp explained this is a prominent corner and it's the entrance into the downtown area. She doesn't want to keep sending the request back and seem difficult but there needs to be something to make it more appealing.
- Commissioner Wills explained the design that has been provided for the machine is fine and if there is a timeframe for completing the landscaping that would make it easier for the applicant to move forward and add the landscaping. She doesn't want to hold up the process but landscaping is needed.
- Commissioner Lattin thinks that it is no unreasonable to ask for landscaping, it's obviously not being maintained currently.
- Commissioner Kemp explained the landscaping needs to be along the perimeter of the lot.

Motion:

Commissioner Wills made a motion to approve the request, as presented, with staff recommendations with an additional condition for landscaping around the perimeter of the lot to be completed by 01-29-19. Commissioner Kemp seconded the motion. All members voted in favor of the motion.

Approved, As Presented, With the Following Conditions

1. Subject to the applicant obtaining the necessary special use permit.
2. Subject to the applicant obtaining the necessary building permits.
3. Subject to the applicant obtaining the necessary sign permits.
4. Subject to landscaping along the perimeter of the lot to be completed by 01-29-19.

4) Old Business

a) Idaho Certified Local Government Grant 2017

Commissioner Taylor explained the tasks that need to be completed are the Master Plan and reprinting of brochures. She has asked the state for recommendations on someone to assist with the Master Plan.

Commissioner Culum, stated she had a student approach her about the brochure. She reviewed the information with the student and they will be presenting to their class the proposed project.

Public Comment:

- Zach Carlin, CSI Student, explained they have been looking for a non-profit that they can do a project for, they are able to do graphic design, they can make videos, they are 10 students in the class and they would all be working together on the project. He explained that he is aware that the Commission needs some assistance with development of a possible website and some help in getting information out to the public.
- Commissioner Taylor explained there has been some discussion on creating a website that grant money could possibly be used to create.

5) New Business

6) General Input/Announcements - Public/Staff

- Commissioner Culum asked about the Idaho Youth Ranch building and if it is contributing and what it would take for someone to get it on the registry.
- Planner I Weeks explained that the building would have to be put on the registry in order for the owner to get tax credits. She suggested that she contact the Idaho Historic Society and the national registry has information on how to get a building be a contributing building.

7) Upcoming Meeting(s)

- ##### **a) February 20, 2018 (Tuesday)**

8) Adjournment

Chairman Taylor adjourned the meeting at 12:30 pm.



HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: February 20, 2018, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: Nate Rioux c/o Bull Moose Bicycles, 160 Main Avenue

Request

To consider appropriateness to construct and install a new projecting sign and a new wall sign on the building located on the property at 160 Main Avenue North in the Twin Falls Downtown Historic District.

Background:

The property was constructed in 1930. Little information is available concerning the history of the structure. It doesn't appear on the 1922 Sanborn map, and is listed as "vacant" in the 1931-32 City Directory. During the period from 1936 to 1941 the building housed the Specialty Beauty School and a photography studio and from 1950 to 1960, it housed Runnings Gifts and Stationery. Cain's Appliances was located here for four years before relocating to its larger store at 204 Main Avenue North.

It is listed on the National Register of Historic Places as a non-contributing property. This is a one story structure with a deeply recessed entrance and plate-glass windows. Stucco covers the upper half of the building; heavy columns supported a flared covering that extends across the width of the building. The stucco and columns appear to date from the 1980's.

The lot located at 160 Main Avenue North is located within the boundary of the Downtown Historic District.

Analysis:

The property is located in the Commercial Central Business zoning district with a P-1 Parking overlay. 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 project would be to construct and install a projecting sign and a wall sign. The signs will be constructed of wood and the projecting sign will be secured with three steel brackets to the wall. The wall sign is proposed to be similar to other signs in the area. The letters will be painted orange and stained a light color to accent the wood back ground. The applicant feels the proposed signage will fit the aesthetics of the surrounding businesses and will not take away from the visibility of adjoining properties.

Sign Improvements are discussed on page 19 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. It is appropriate to locate signs such that they fit within the architectural features. They should line up with other signs along the block. They should use painted/enameled metal or wooden signs.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with the construction and installation of a projecting sign and a wall sign on the building located on the property located at 160 Main Avenue 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 condition:

1. Subject to the applicant obtaining the necessary sign permits.
2. Subject to putting the address numbers back on the building if needed per Fire Department requirements.

Attachments:

1. Certificate of Appropriateness Application
2. Narrative
3. Aerial Map
4. Site Plan and Proposed Building front
5. Picture
6. National Register of Historic Places



RECEIVED

FEB 02 2018

CITY OF TWIN FALLS
PLANNING & ZONING

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: 2/2/2018

Application No.: 1

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: Bull Moose Bicycles, Nate Rioux
Mailing Address: 160 Main Ave. N.
City: Twin Falls State: Id Zip: 83301
Phone: _____ Cell Phone: 208-401-8324 E-mail: bullmoosebicycles@gmail.com
Applicant Signature: Nate Rioux

B. REQUEST INFORMATION:

1. The following is a request that a CERTIFICATE OF APPROPRIATENESS be granted for the Real Property Located at (street address):
160 Main Ave. N.
2. Existing Zoning District: Commercial
3. Project Land Area Size: _____
4. Existing Building Size: 24' x 114'
5. Proposed Building Alteration: 2 signs added to the front of the building
6. 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
7. 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: _____

Commission,

The reason for our request is we would like to put up two signs on the front of our business. The signs would be constructed of wood and the projection sign would be secured with three steel brackets to the wall. The flat sign viewable from the front of the building would be similar to that of Yellow Brick Cafe. The signs would have painted orange lettering and stained a light color to accent the wood background. We feel the signage would fit the aesthetics of surrounding businesses, and would be minimally shaped to not take away from the visibility of adjoining properties. We realize our location is a non contributing building but we are excited to be within the historic district and to assist with preserving our great downtown.

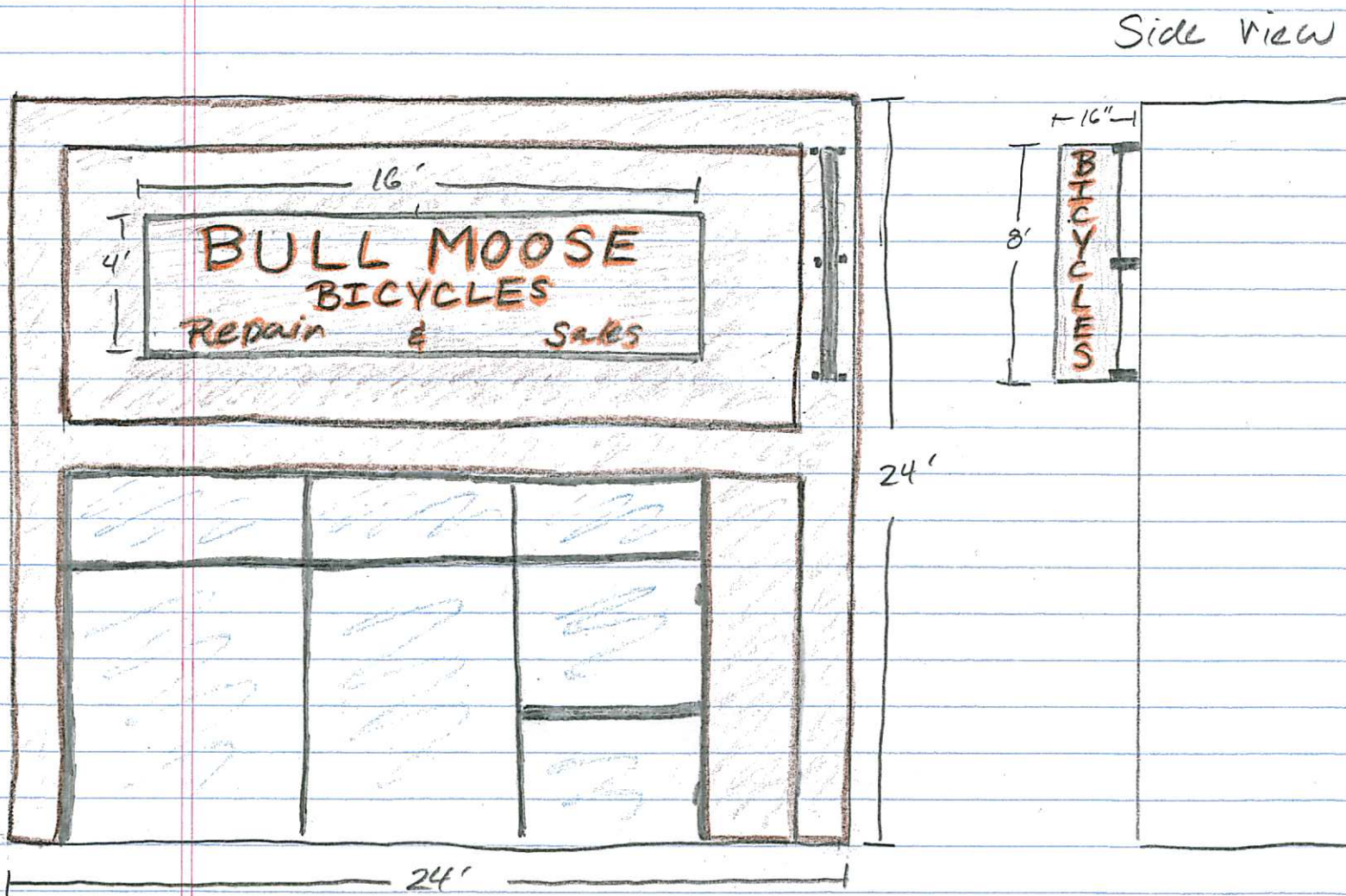
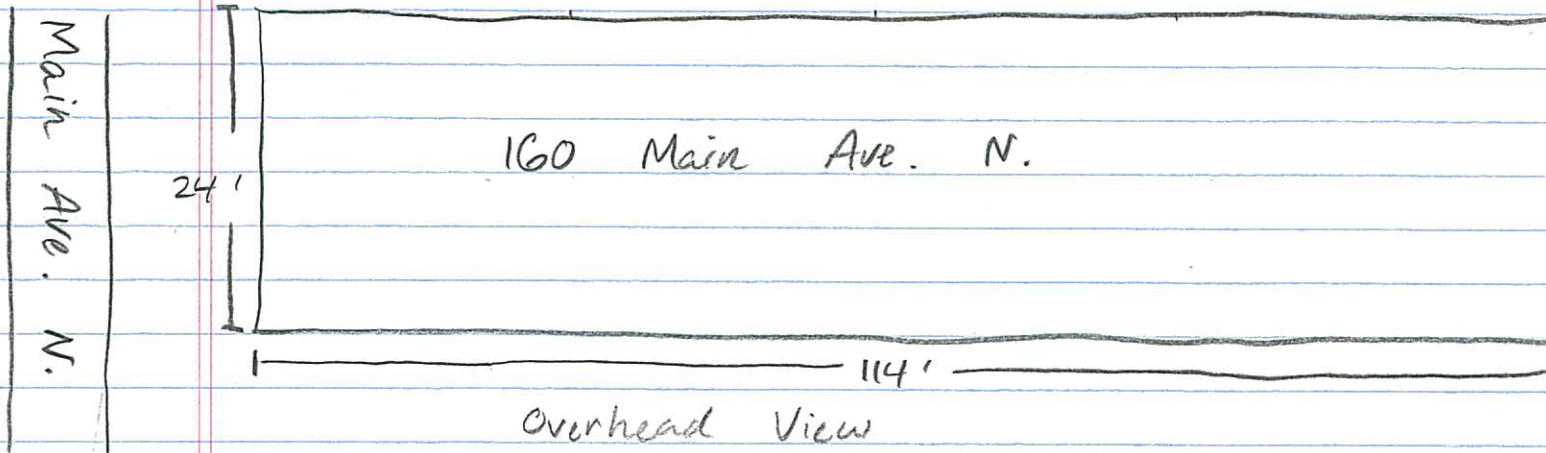
Thank you,

Nate Rioux
Nate Rioux

Bull Moose Bicycles

AERIAL MAP







24. 160 Main Avenue N. 83-18013
Non-contributing
c. 1930

This is a small, one-story structure with a deeply recessed entrance and plate-glass windows. Stucco covers the upper half of the building; heavy columns support a flared covering that extends across the width of the building. The stucco and the columns appear to date from the 1930's.

Little information is available concerning the history of the structure. It does not appear on the 1922 Sanborn map, and the address is listed as "vacant" in the 1931-32 city directory. During the period from 1936 to 1941 the building housed the Specialty Beauty School and a photography studio, and from 1950 to 1960, it housed Runnings Gifts and Stationery. Cain's Appliances was located here for four years before relocating to its larger store at 204 Main Avenue N. (site 22).





HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: February 20, 2018, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: James Starling c/o Twin Falls Public Library, 201 4th

Request

To consider appropriateness to construct and install new doors on the building located on the property at 201 4th Avenue East in the Twin Falls City Park Historic District.

Background:

The property was constructed in 1939. Little information is available concerning the history of the structure. The Reformed Church was torn down and the Twin Falls Public Library was added on to during the 1990's.

The lot located at 201 4th Avenue East is located within the boundary of the City Park Historic District.

Analysis:

The property is located in the R-6 Residential Multi-Household zoning district with a PRO Professional Office overlay. It is within the Twin Falls City Park 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 project would be to construct and install new doors on the 1939 structure as well as the new addition. The main entry doors will be replaced with identical doors. The new doors will have approved ADA door pulls and updated hinges. The entryway to the 1939 section of the library are not the original doors. The doors are single paned, so the Library would like to update to more energy efficient standards. The applicant is presenting two options for the 1939 section. One is a single door with glass on the sides. The other is a double door. The applicant feels the single door will be more energy efficient.

Facade Improvements are discussed on page 23 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. It is appropriate to replace windows and doors to match the original details.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with the construction and installation of new doors on the building located on the property located at 201 4th Avenue East.

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 condition:

1. Subject to the applicant obtaining the necessary building permits.
2. Subject to putting the address numbers back on the building if needed per Fire Department requirements.

Attachments:

1. Certificate of Appropriateness Application
2. Narrative
3. Aerial Map
4. Site Plan and Proposed Building front
5. Picture
6. National Register of Historic Places



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: 2-2-2018

Application No.: _____

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: Twin Falls Public Library (James Starling)
Mailing Address: 201 4th Ave E
City: Twin Falls State: Idaho Zip: 83301
Phone: 208-733-2964 ext750 Cell Phone: _____ E-mail: jstarling@tfpl.org
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):
201 4th ave east
2. Existing Zoning District: R6 pro
3. Project Land Area Size: _____
4. Existing Building Size: 43000
5. Proposed Building Alteration: Replace doors at main entry and old entry
6. 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
7. 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: _____

The Twin Falls Public Library is proposing the replacement of both our front entrance doors and our fire exit doors in the original 1939 entrance. Due to wear and tear, as well as energy efficiency issues, this project has become a priority for our library.

The main entry doors will be replaced with identical doors. The current entrance has been repaired and hardware replaced several times in the last twenty-six years. We continue to have issues with these doors, therefore replacement is needed. The new doors will have approved ADA door pulls and updated hinges.

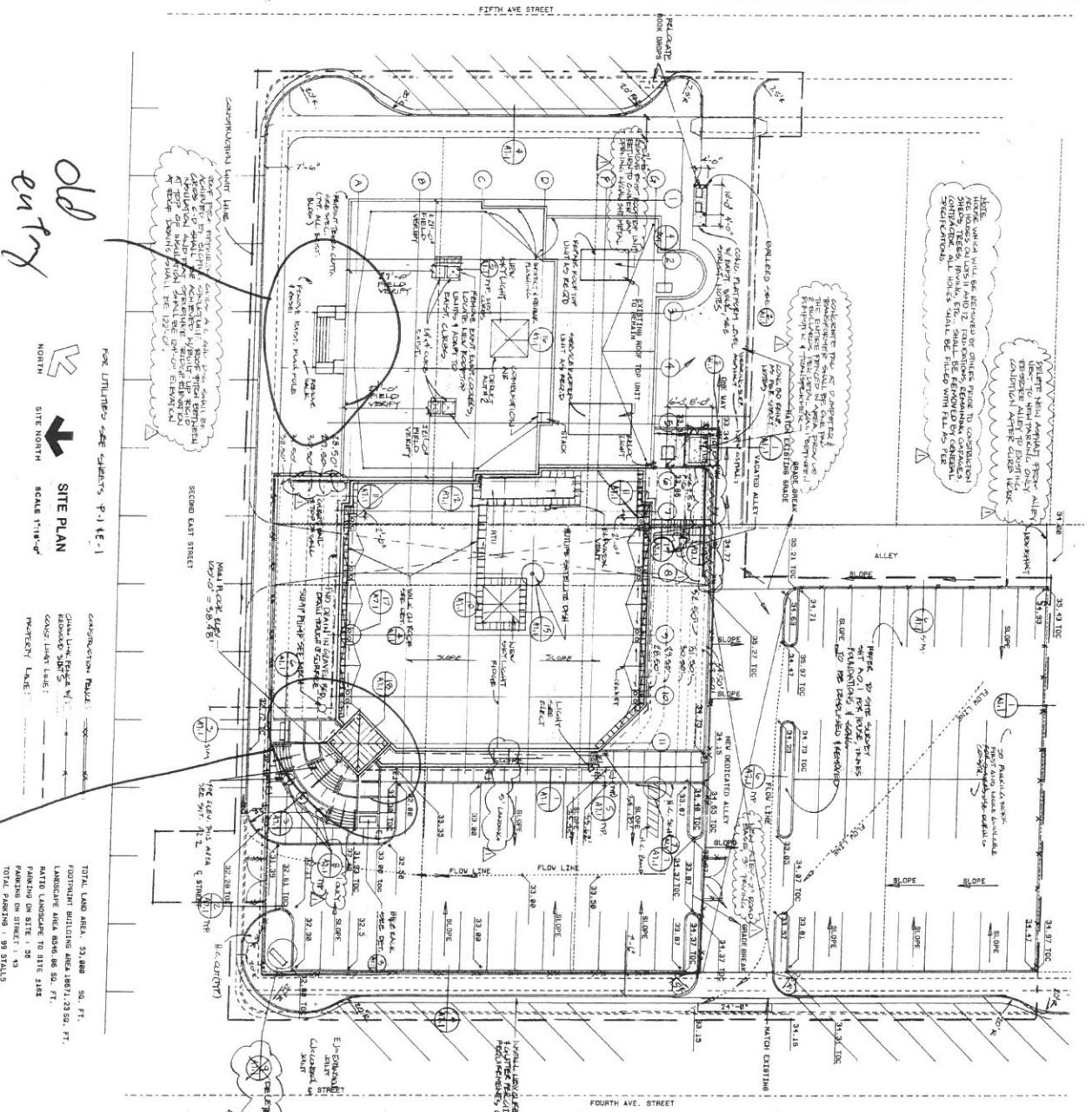
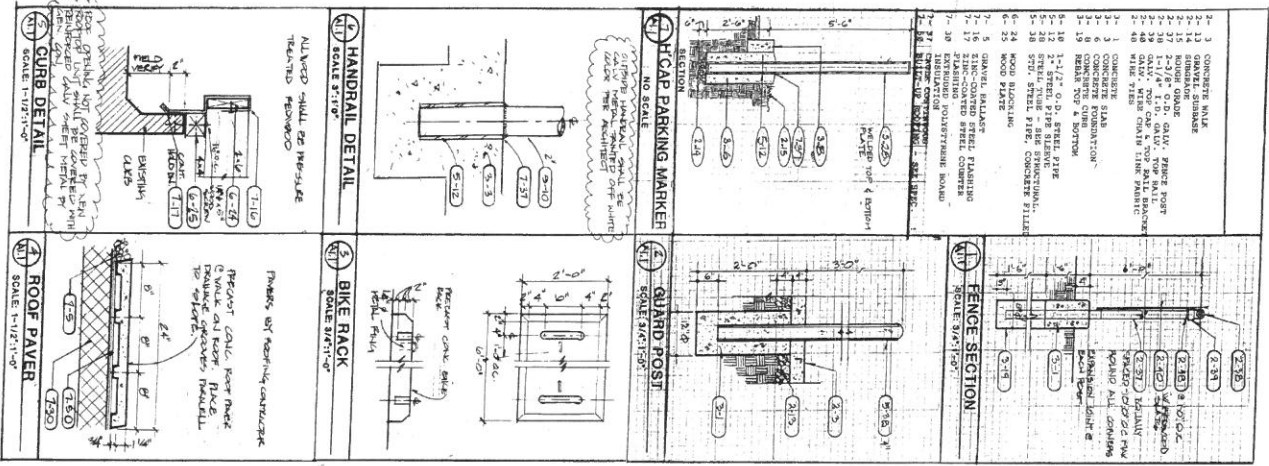
The entryway to the 1939 section of the library, facing Hansen Street, are not the original doors. The current doors were likely replaced during the 1975 addition. The doors are single paned, so the Library would like to update to more energy efficient standards. Two options have been recommended for the replacement:

Option 1: A bronze colored grand single door, 36" x 94" tall, surrounded by a glass windows. This option is the most energy efficient.

Option 2: Bronze colored narrower double doors at 58" x 94" tall.

Aerial Map





WM A RICHARDSON ARCHITECT

RICHARDSON ASSOCIATES

ARCHITECTS

PLANNERS

LICENSED ARCHITECT

STATE OF IDAHO

ONE TEN REGENT STREET

STATE OF IDAHO

TELEPHONE (801) 355-8888

TWIN FALLS PUBLIC LIBRARY

434 SECOND STREET EAST

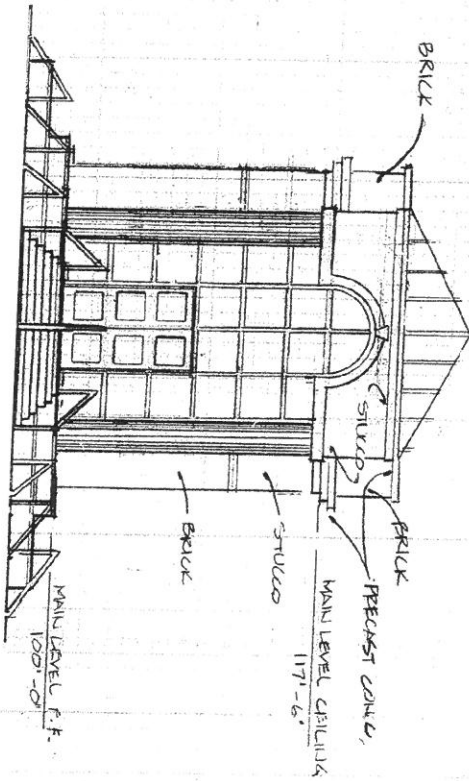
TWIN FALLS IDAHO

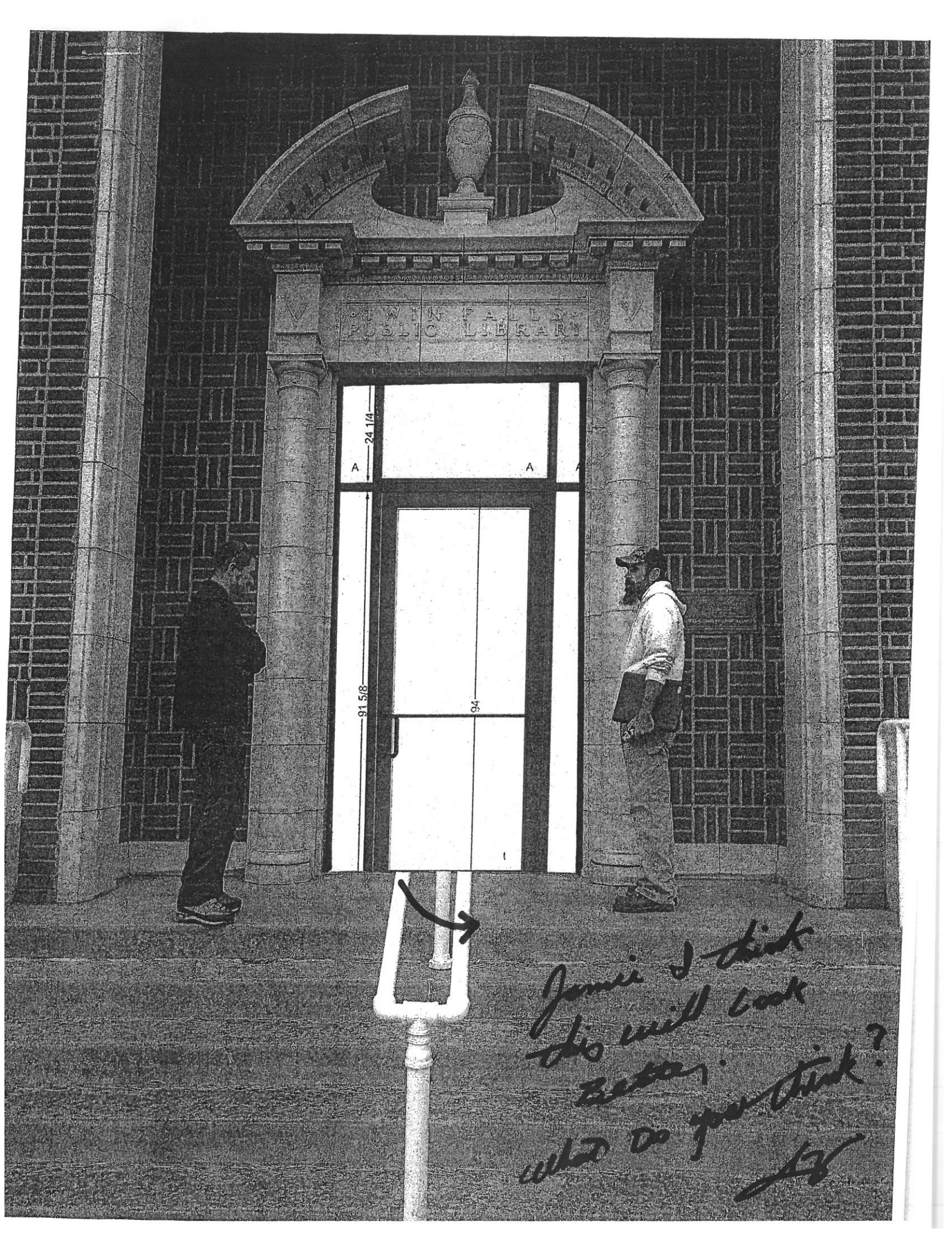
CITY OF TWIN FALLS

JAN 1988

SITE PLAN

A1.1



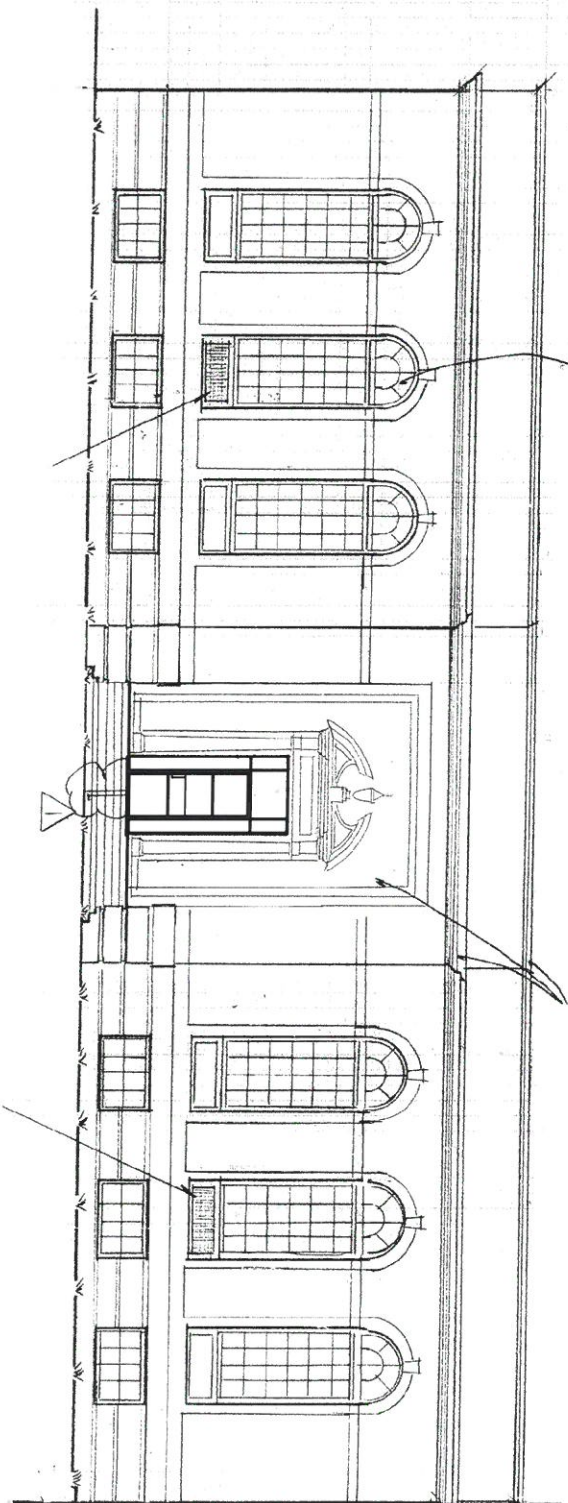


24 1/4
A
91 5/8

94

Jamie I think
this will look
better.
what do you think?
JV

Old Entry 8' single door more
energy efficient option



Project Name: Twin Falls Library

Frame Set Name: Frame Set 1

Metal Group: M451T CG/SS/OG STOPS UP

Required: 1

Back Member Color: #40 DARK BRONZE

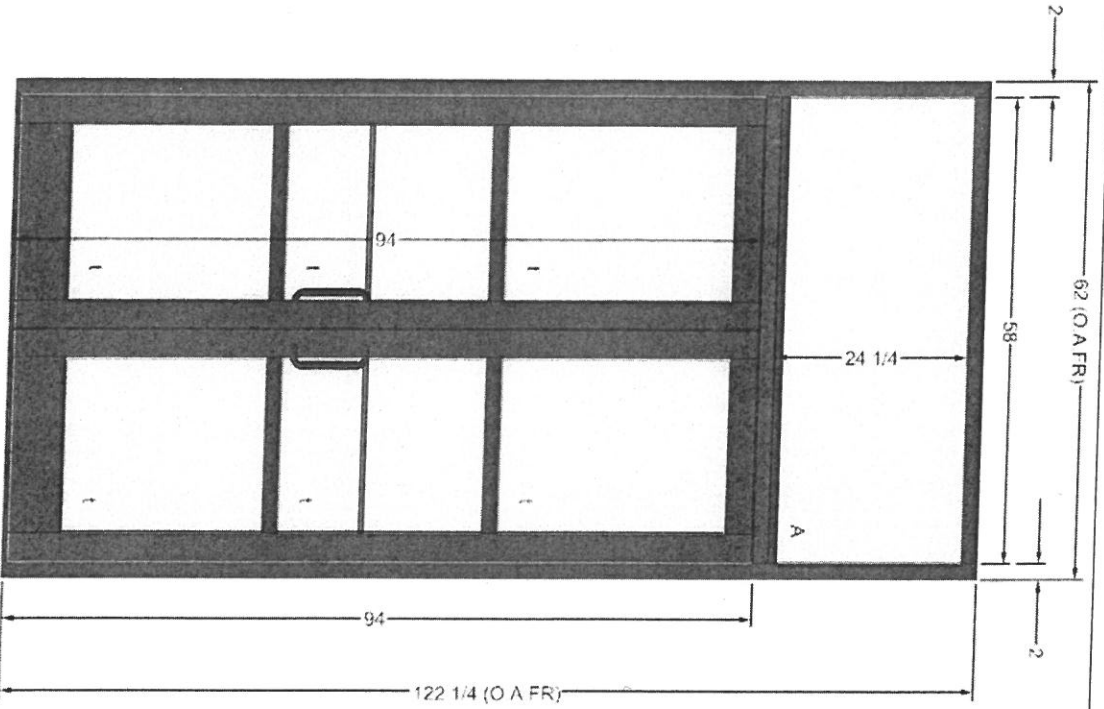
D/S: 1

Frame Type: Standard

Frame Width: 62

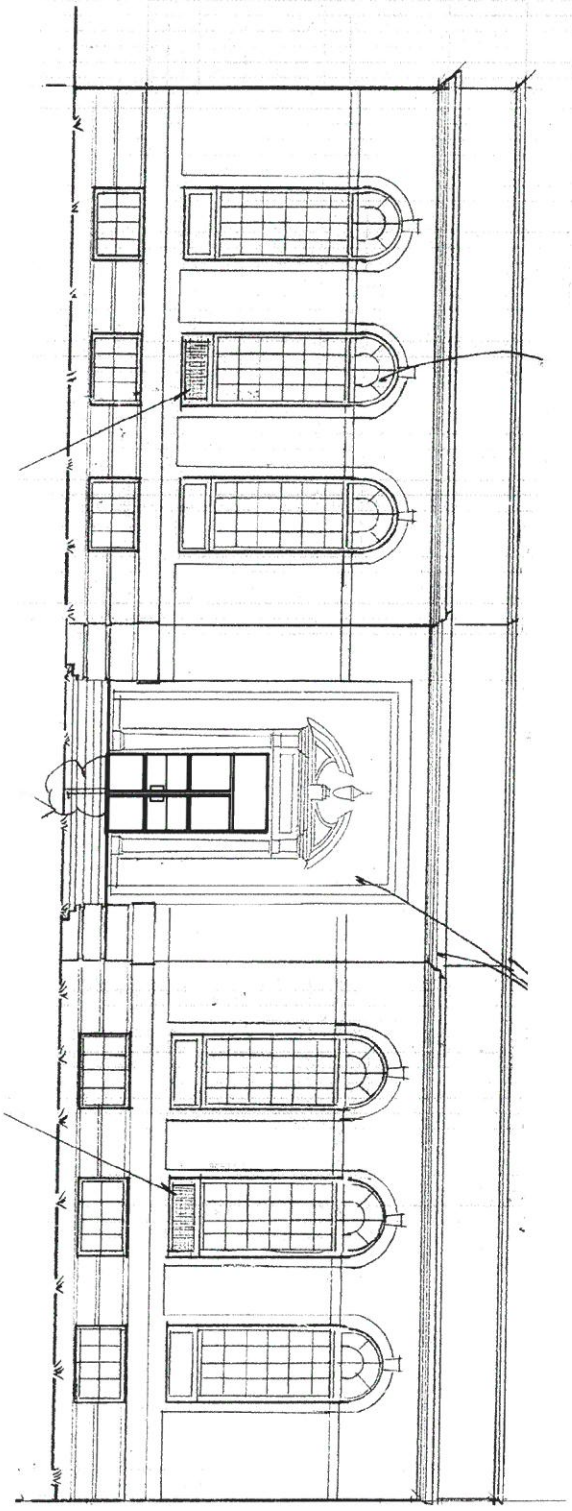
Frame Height: 122 1/4

Frame Name: Frame 1
Panels: 1
Rows: 2
Face Member Color: #40 DARK BRONZE : PERMANODIC



Report Provided Courtesy of PartnerPak Studio - 5.0.0.100

Old entry 8' double door



Original 1939 doors





NU-VU GLASS

421 Eastland Drive | Twin Falls, ID 83301

P: (208) 734-9877 | F: (208) 549-5228

C: (208) 280-8703

www.nuvuglass.com | jamie@nuvuglass.com

ID #RCE-7092 - NV #0057589 - MT #222140

PROPOSAL

Date : 11/17/17
Project : **Automatic Opener**
Location : Handicap door
Drawings : -
Addendum :-

Company : Twin Falls Library
Attn. : *James Starling*
Phone : 208-733-2964 ext.750
Email : jstarling@tfpl.org
Estimated by : **JAMIE OSTERHOUT**

We Hereby Submit Proposal For The Following Sections:

Furnish and Install:

- Tormax 1201 operator and push pads installed on existing handicap entrance.

Framing System : Existing
Framing Finish : White
Glazing : na
Lead-Time : Approx. 4-6 weeks AFTER approved submittals AND after measuring RO sizes

Not Included in Proposal:

- Shop Drawings (please add \$1,500 for Shop Drawings if needed).
- Engineering
- Door signs and/or stickers

We Propose hereby to furnish and install material - complete and in accordance with specifications with delivery to the job site for the total sum of

THREE THOUSAND SIX HUNDRED AND SIXTY TWO DOLLARS

Total: \$ 3,662.00

All Material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Our workers are fully covered by Workman's Compensation Insurance. Payment & Performance Bond is included in proposal amount if required.

Authorized Signature _____ Title _____ Date _____

☐ Please check box if shop drawings need to be included in this order. Additional charges may apply if not included in the proposal amount.

This proposal may be withdrawn by us if not accepted in 30 days.
This proposal acts as a (pre)contract between NU-VU Glass and the general contractor/owner if signed.

PUBLIC LIBRARY



TWIN FALLS
PUBLIC LIBRARY



SERVICE HOURS
SUNDAY CLOSED
MONDAY 9-9
TUESDAY 9-9
WEDNESDAY 9-9
THURSDAY 9-9
FRIDAY 9-9
SATURDAY 9-9

TWIN FALLS
PUBLIC LIBRARY

ENTRANCE



HOURS OF SERVICE

Monday	9-9
Tuesday	9-9
Wednesday	9-9
Thursday	9-9
Friday	9-6
Saturday	9-6
Library Closed	Sunday



3. The public library is a classically inspired one story brick building which was constructed in 1939.
4. The Reformed Church is the only frame structure in the district, built in the bungalow style. It was constructed in 1909 as the Christian Church, and sold to the Lutherans in 1929.

Twin Falls City Park Historic District

Twin Falls, Idaho

County

Don Hibbard - Photographer

1977

Idaho State Historical Society

Front view of Reformed Church (4) from the southwest with library (3) in background.

Site survey collection.

MAY 26 1977



HISTORICAL PRESERVATION COMMISSION STAFF REPORT

DATE: February 20, 2018, Historical Preservation Commission Meeting

To: Historical Preservation Chairman and Commission

From: Sid Lezamiz, 242 Main Avenue North

Request

To consider appropriateness to remove and fill in space of an overhead door with a window and a main entrance door on the building located on the property at 242 Main Avenue North in the Twin Falls Downtown Historic District.

Background:

The property was constructed in 1960. An appliance business first occupied this structure in the early 1960's. That business was followed by a printing company, a camera store, an art gallery and a beauty salon. Today the Twin Falls School District occupies the building, along with an apartment upstairs.

It is listed on the National Register of Historic Places as a non-contributing property. This is a one-story, brick structure and is one of the smallest and most modest in the district. Its plate-glass display window is slanted at an angle toward the door, which is located at the right bay of the street façade.

The lot located at 242 Main Avenue North is located within the boundary of the Downtown Historic District.

Analysis:

The property is located in the Commercial Central Business zoning district with a P-1 Parking overlay. 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 project would be to remove and fill in space of an overhead door with a window and a main entrance door on the rear elevation of the building. The applicant is going to convert storage space into a dwelling unit. The applicant went through the Special Use Permit process with Planning and Zoning on January 9, 2018. He was informed at that time that if there were any modifications to the building, he would need a Certificate of Appropriateness before the building permit could be issued. The applicant has applied for his building permit. The plans show that he is going to remove an overhead garage door and fill in the opening. The garage door is located at the rear of the building. The space will have a window and a main entrance door into the proposed apartment. The brick exterior will be

replaced with white metal siding. The applicant feels the proposed improvements will not take away from the visibility of adjoining properties.

Facade Improvements are discussed on page 23 of the Design Guidelines for the Twin Falls Downtown Historic District and Twin Falls City Park Historic District. It is appropriate to replace windows and doors to match the original details. It is not appropriate to remove or cover historic wall materials with non-era materials. The building is a non-contributing building, I would guess because it was constructed in the 1960's. Please remember that era appropriate materials in the 1960's will be much different than the 1920's.

Regulatory Impact:

Approval of this request will allow the applicant to proceed with the removal of the overhead garage door and fill in with a window and a main entrance door at the rear of the building. It will also allow the applicant to replace the brick with white metal siding on the building located on the property located at 242 Main Avenue 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 condition:

1. Subject to the applicant obtaining the necessary building permits.
2. Subject to putting the address numbers back on the building if needed per Fire Department requirements.

Attachments:

1. Certificate of Appropriateness Application
2. Narrative
3. Aerial Map
4. Site Plan
5. Existing and Proposed Building rear elevation
6. Picture
7. National Register of Historic Places
8. Special Use Permit #



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: 2/13/2018

Application No.: _____

Fee: NONE

A. APPLICANT INFORMATION:

1. Name of applicant: LEZAMIZ REAL ESTATE
Mailing Address: 705 FILLMORE ST
City: TWIN FALLS State: ID Zip: 83301
Phone: 208 734 7007 Cell Phone: _____ E-mail: side@lezamizrealestate.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):
242 MAIN AVE W TWIN FALLS ID 83301
2. Existing Zoning District: CB
3. Project Land Area Size: 3,809 SF
4. Existing Building Size: 3,809 SF
5. Proposed Building Alteration: CONVERT STORAGE SPACE TO A DWELLING UNIT
6. 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
7. 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: _____

02-14-2018

A). Reason for Request:

The reason for the request is to utilize space in the building which presently is unusable storage space. There is a garage inside the building with a large wooden overhead door. The garage door opens into the alley. We have safety concerns regarding carbon monoxide from the vehicles entering the building, as well as the vehicle backing into the alley, as one would not be able to see oncoming alley traffic until the vehicle has crossed over the alley.

B). Explanation of the Project:

The project is to convert the unusable portion of the building to a residential rental. It would include removing the garage overhead door and enclosing the area. The garage parking area would be converted to an open great room design living room. The back unusable space would be converted to a bedroom, bath and walk in closet.

i). Hours of Operation; One would expect the unit to be occupied in the evenings, and throughout parts of the day.

ii). Traffic Anticipated; We would expect the occupants of the unit to have one to two cars.

iii). Number of Employees, etc.; N/A

C). An Evaluation of the Effects on Adjoining Property Including the Effect of Such Elements as:

i). Noise; We would expect the noise to be very minimal as the occupants of the unit would spend the majority of their time inside the building unless entering or leaving the property which we believe would be of little impact on the adjoining property owners.

ii). Glare; The effects of glare would be very similar to what it is presently with the exception should a window or possibly two windows be added facing the alley to allow for more natural light into the building.

iii). Odor; We do not expect to have an odor issue which would affect the adjoining property owners.

iv). Fumes and Vibration on the Adjoining Property; I do not believe fumes or vibration will be an issue on the adjoin properties.

v). Discussion of general compatibility with adjacent and other properties in the district.

D. Material and Color of Building Exterior:

We anticipate matching the exterior white metal siding presently on the south and north sides of the building. We would be removing the old wooden overhead door, framing in the garage door area, adding the window and main entrance door. We would then install white metal vertical siding to match the exterior of the building. We feel this would clean up the exterior of the building, and give the building a fresh new look.

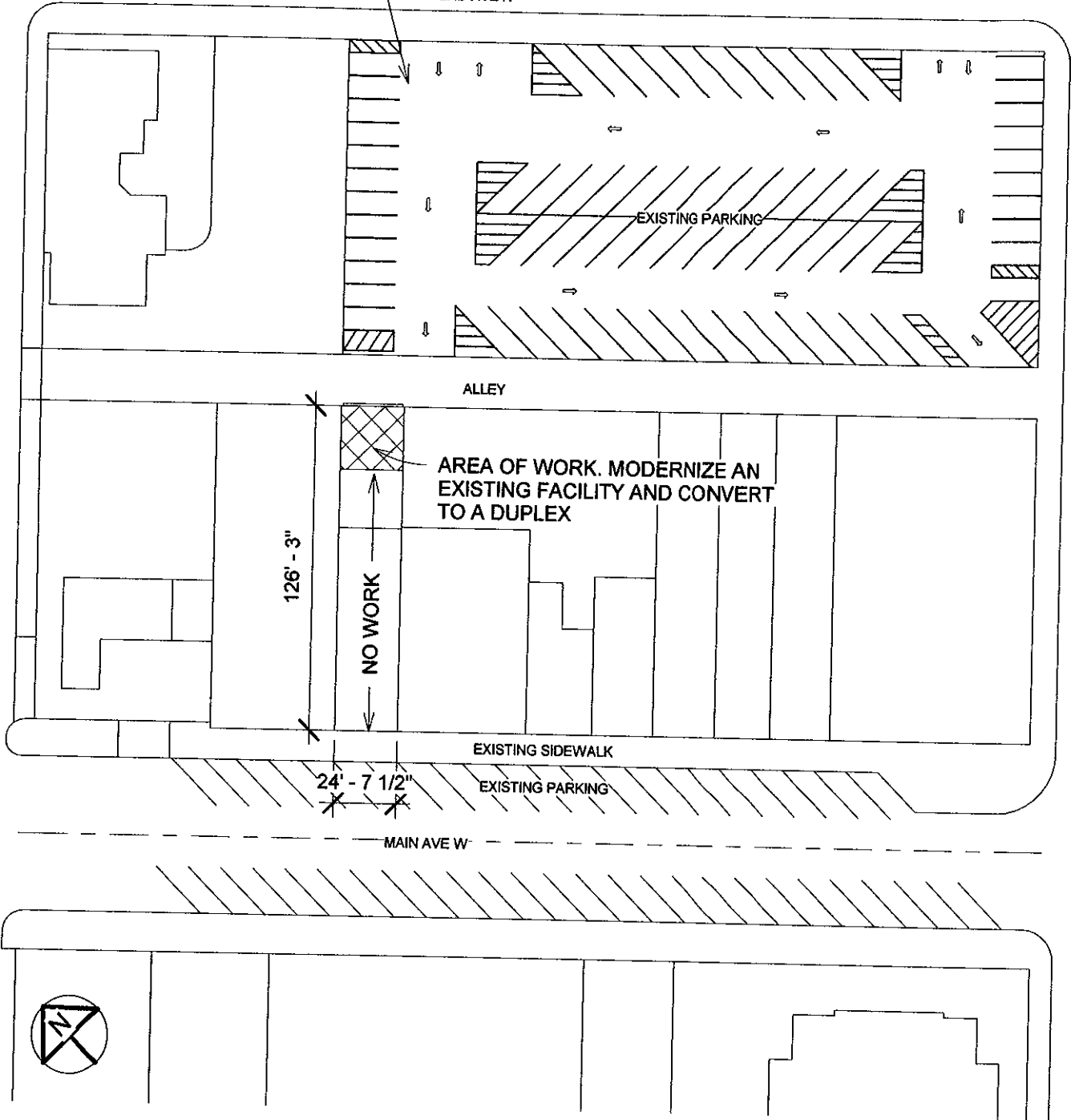
Aerial Map



THE PARKING LOT IS OWNED BY THE URA. THE TENANTS OF 242 HAVE BEEN APPROVED BY THE URA TO PARK IN THIS PARKING LOT. DUPLEX REQUIRES 2 PARKING STALLS PER UNIT. 4 STALLS REQUIRED

FAIRFIELD ST N

GOODING ST N



1 SUP SITE PLAN
1" = 60'-0"

Laughlin Ricks Architecture
architecture/planning

935 Shoshone Street North • Twin Falls, Idaho 83301
(208) 736-8050 Fax: (208) 733-0950

SID LEZAMIZ

(208) 734-7007
705 FILMORE ST. TWIN FALLS, ID 83301

242 MAIN AVE
DUPLEX
DWELLING
UNIT

SITE PLAN

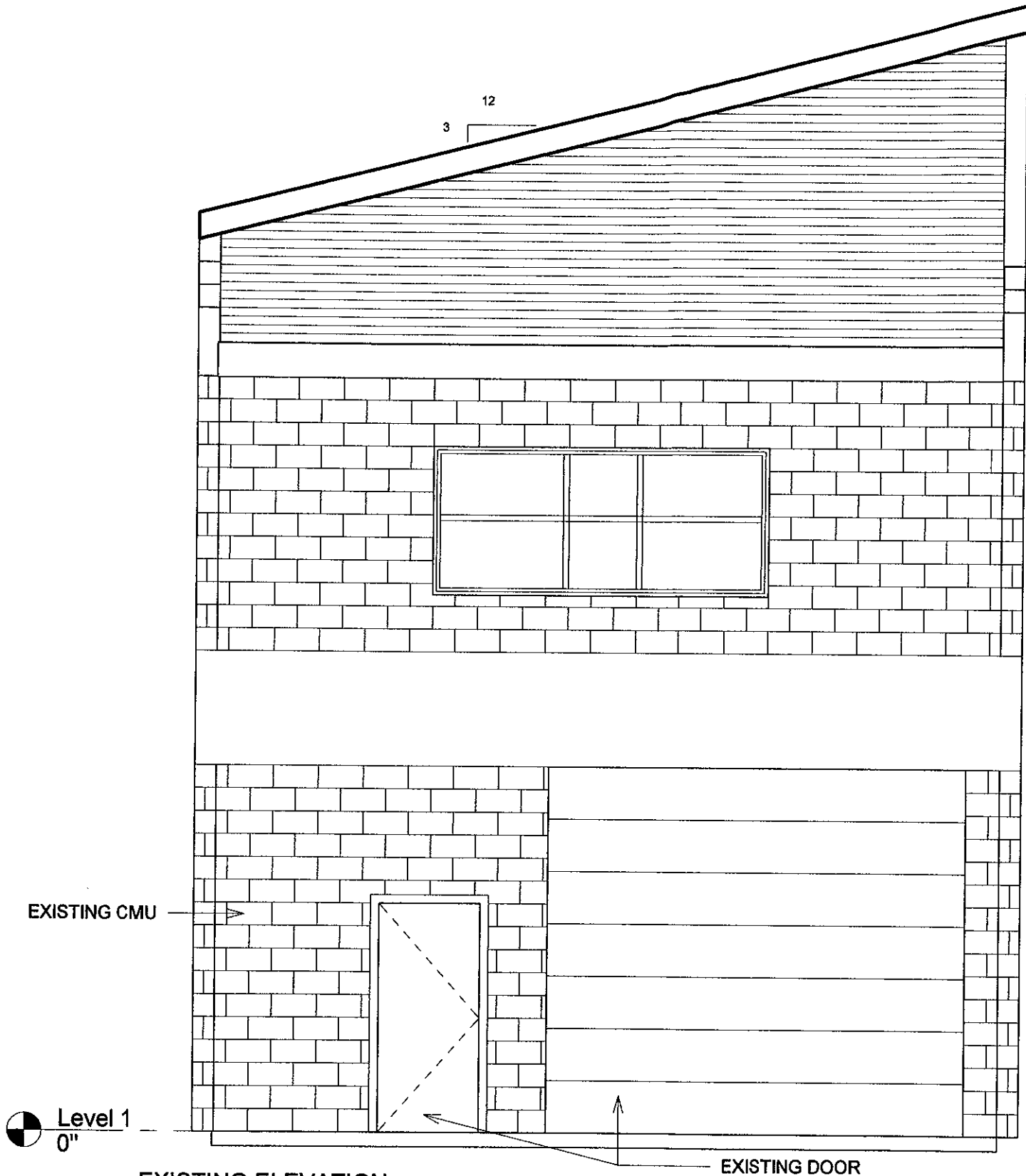
242 MAIN AVE W. TWIN FALLS, ID 83301

Drawn by KL

Checked by RCR

SUP

Scale 1" = 60'-0"



① EXISTING ELEVATION
1/4" = 1'-0"

Laughlin Ricks Architecture
architecture/planning

935 Shoshone Street North * Twin Falls, Idaho 83301
(208) 736-8050 Fax: (208) 733-0950

SID LEZAMIZ

242 MAIN AVE
DUPLEX
DWELLING
UNIT

EXISTING ELEVATION

E-1

Drawn by

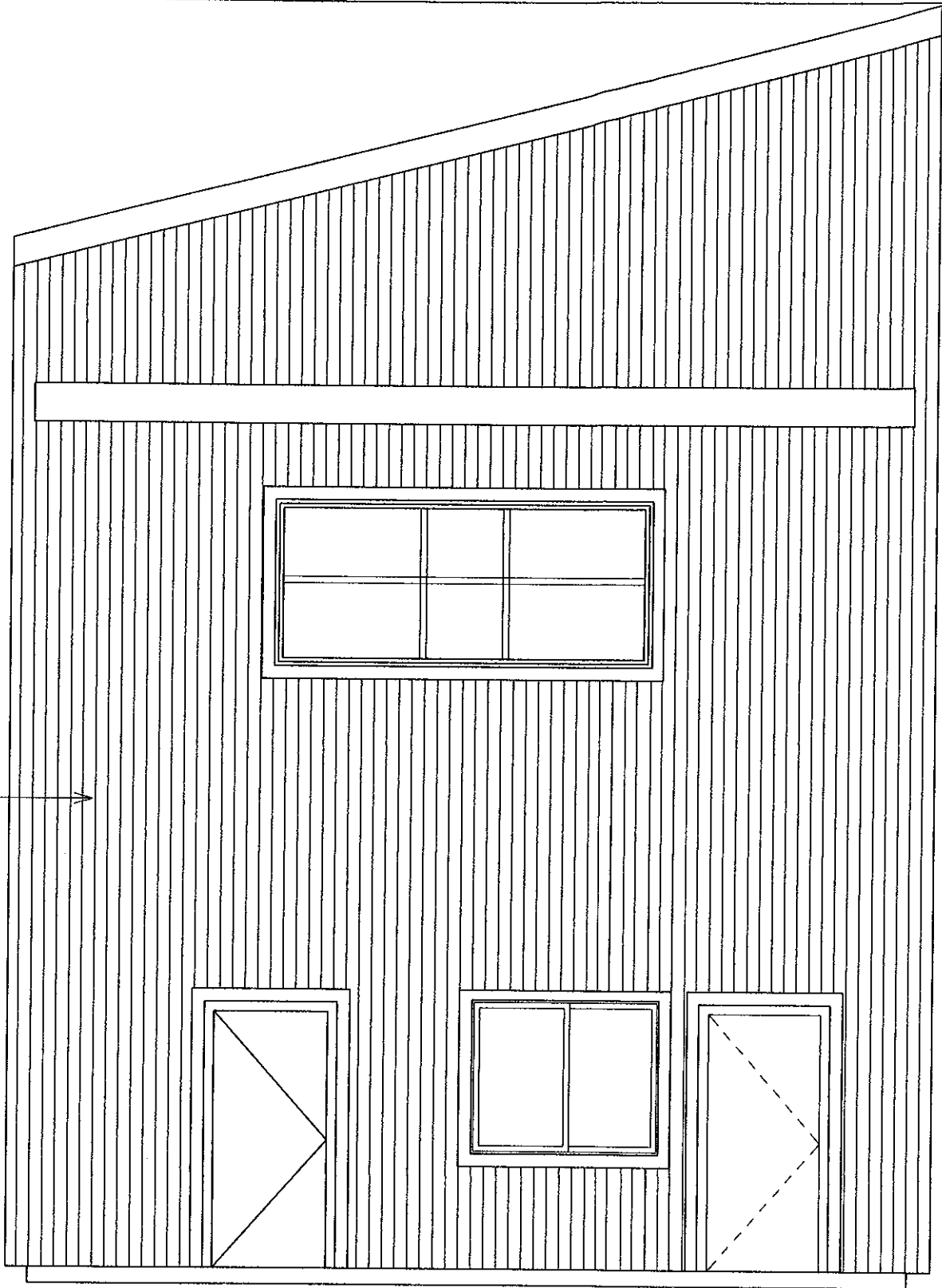
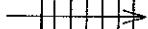
Author

Checked by

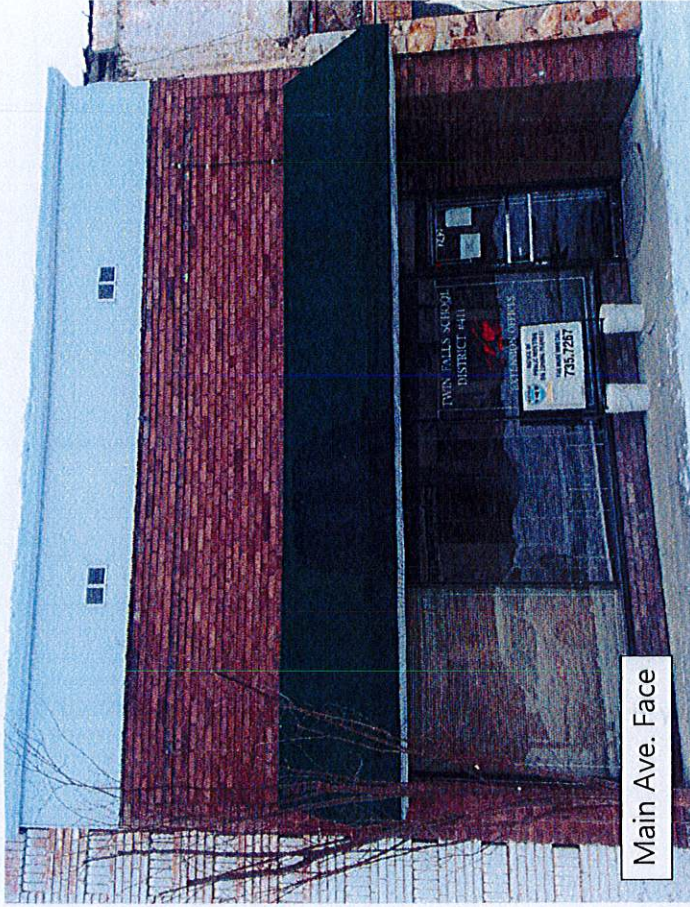
Checker

Scale 1/4" = 1'-0"

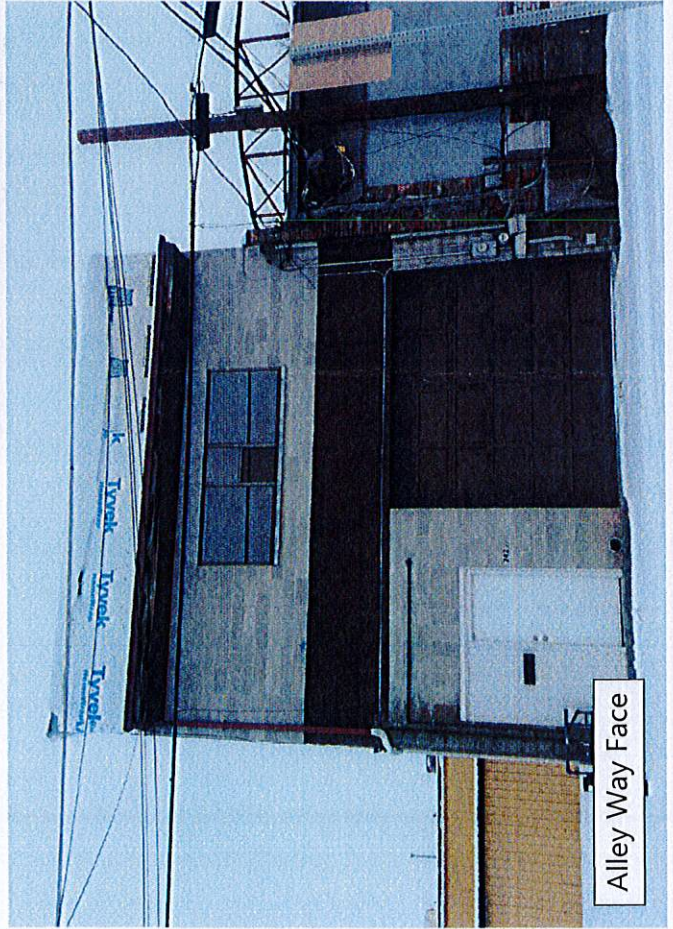
METAL
SIDING



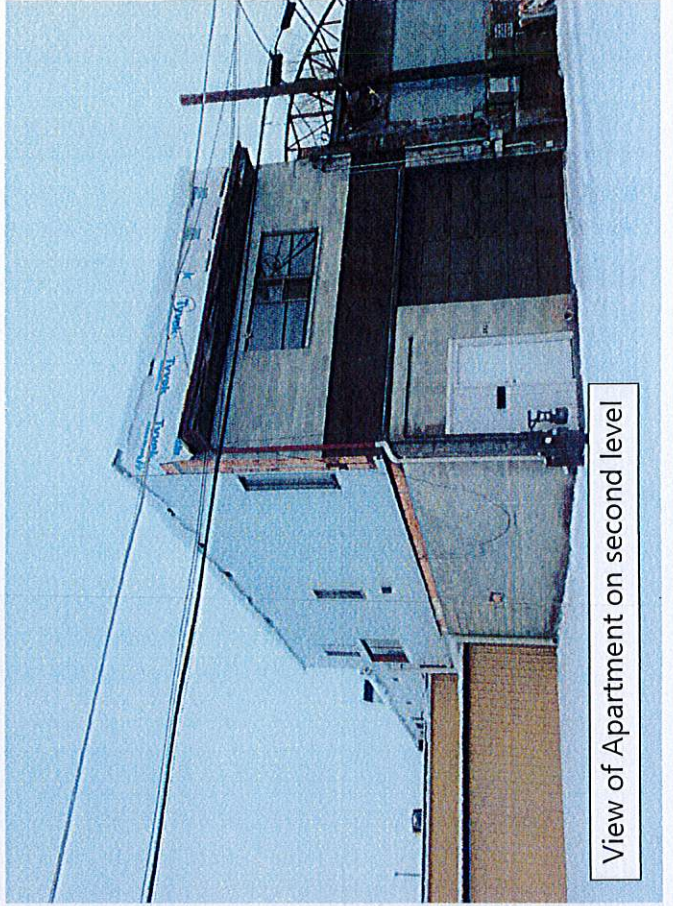
① NEW ELEVATION
1/4" = 1'-0"



Main Ave. Face



Alley Way Face

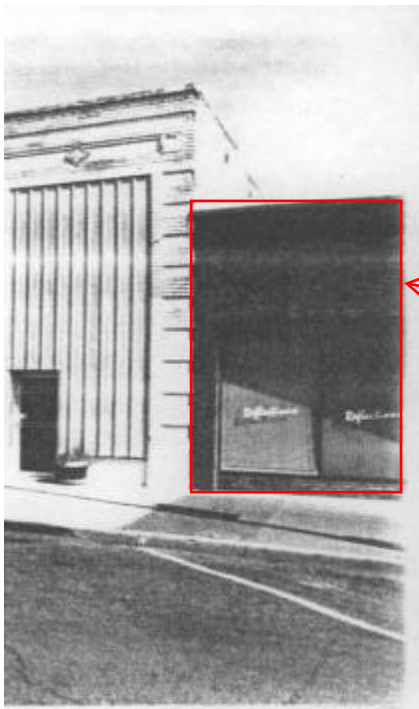


View of Apartment on second level

15. 242 Main Avenue N. (244 Main Avenue N.) 83-18005
Non-contributing
1960

This one-story, brick structure is one of the smallest and most modest in the district. Its plate-glass display window is slanted at an angle toward the door, which is located at the right bay of the street facade.

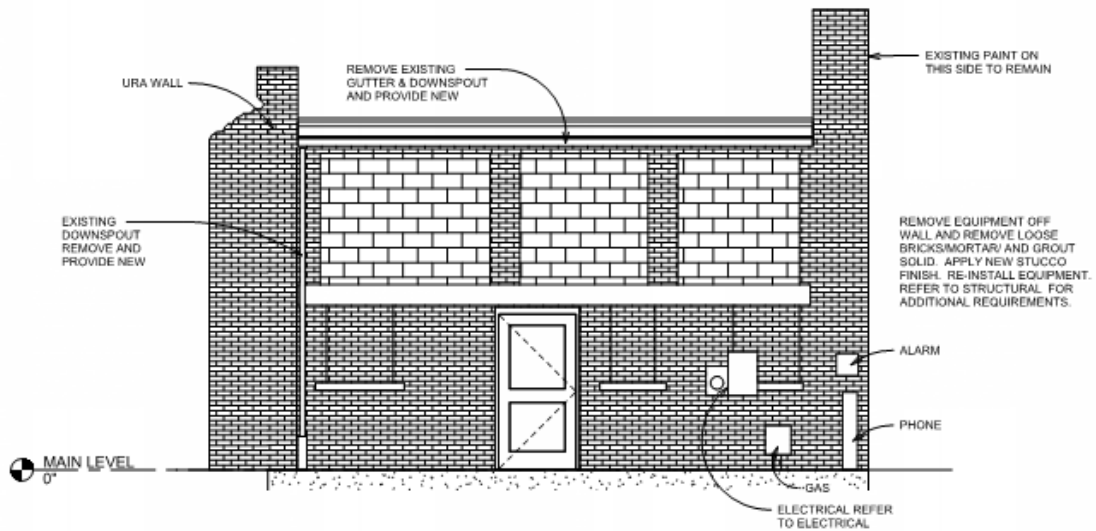
An appliance business first occupied this structure in the early 1960s, followed by a printing company, a camera store and an art gallery. Today a beauty salon is located in the building.



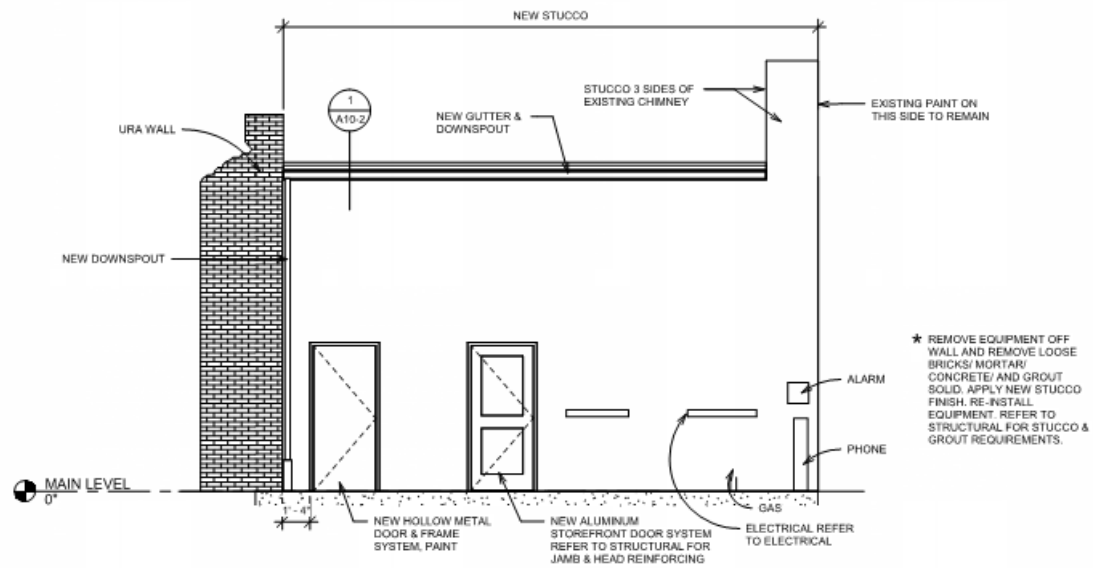
West side of
242 Main Ave N



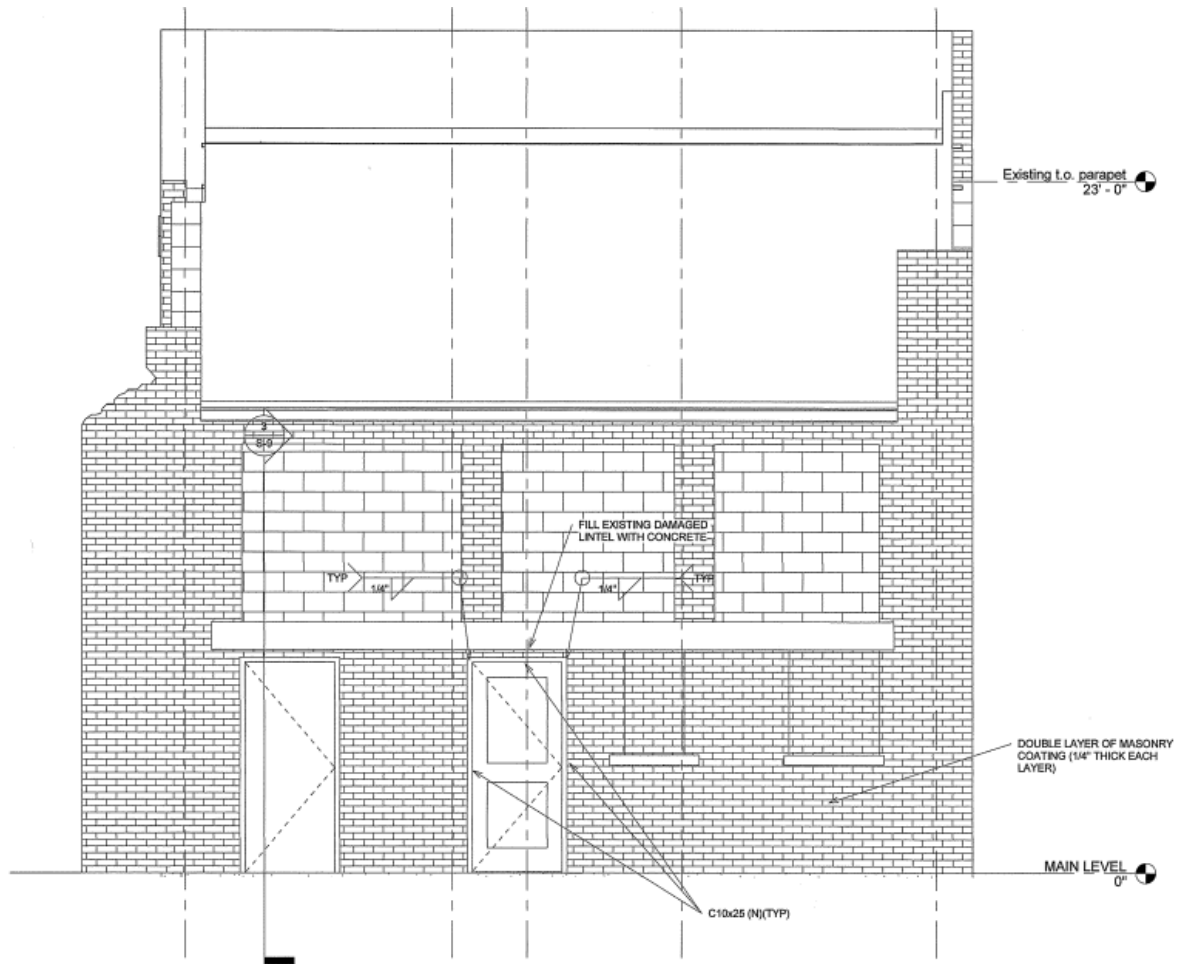




③ EXISTING EAST ELEVATION
1/4" = 1'-0"



④ EAST ELEVATION
1/4" = 1'-0"



① EAST ELEVATION- BUILDING REPAIRS
3/8" = 1'-0"