

VILLAGE OF HOLLY
HISTORIC DISTRICT COMMISSION AGENDA

January 13, 2022 7:00 PM

A Regular meeting of the Historic Commission is scheduled in the Holly Board of Education
Meeting Room Karl Richter Center, 300 East Street, Holly, MI

For additional information, please contact the Village Office at 248-634-9571.

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE

C. ROLL CALL

_____ George Kullis _____ Mike McCanney _____ James Perkins _____ Timothy Terpening
_____ William DiSessa _____ Josh Murphy _____ Cari Cucksey

D. APPROVAL OF AGENDA

E. APPROVAL OF MINUTES

1.) December 9th, 2021

F. STATEMENT OF PURPOSE

The mission of the Holly Historic District commission is to safeguard the heritage of the Village of Holly by preserving the historic districts in the Village that reflect elements of the village's history, architecture, archeology, engineering, or culture. The goal of the commission's work is to stabilize and improve property values in the historic districts and the surrounding areas, foster civic beauty, strengthen the local economy, and promote the use of the historic districts for the education, pleasure, and welfare of the citizens of Holly.

G. PRESENTATION

H. PUBLIC COMMENT

I. OLD BUSINESS

Design Guidelines for Residential Historic Districts

J. NEW BUSINESS

K. COMMISSION AND STAFF COMMENT

L. ADJOURNMENT

**VILLAGE OF HOLLY
HISTORIC DISTRICT COMMISSION
Minutes of December 9, 2021**

Commissioner Kullis called the meeting of the of the Historic District Commission of the Village of Holly to order at 7:00 p.m.

Members Present

William DiSessa
George Kullis,
Mike McCanney
Josh Murphy
Timothy Terpening,
James Perkins

Members Absent

Cari Cucksey

Others Present:

Ron Campbell
Nicole Edwards

Staff Present

Jeremy Watson
Lisa Lawrence

CALL TO ORDER

7:00 pm

ROLL CALL

Excused Member

Cari Cucksey

Motion by Kullis support seconded by DiSessa to excuse Cucksey

Motion carries 6 to 0

APPROVAL OF THE MINUTES

Motion by Murphy, seconded by DiSessa to approve the meeting minutes for November 18, 2021.

Motion carries 6 to 0

APPROVAL OF THE AGENDA

Motion by Terpening, seconded by Perkins to approve the agenda.

Motion carries 6 to 0

STATEMENT OF PURPOSE

Read by Kullis:

The mission of the Holly Historic District Commission is to safeguard the heritage of the Village of Holly by preserving the historic districts in the Village that reflect elements of the Village's history, architecture, archeology, engineering, or culture. The goal of the commission's work is to stabilize and improve property values in the historic districts and the surrounding areas, foster civic beauty, strengthen the local economy, and promote the use of the historic districts for the education, pleasure, and welfare of the citizens of Holly.

PRESENTATION

Fire Marshal Watson asked if the board is looking for any kind of presentation or organization or a big board for the MHPN outing that is coming here in May. We need ideas on what we would like to do to represent the Village of Holly for this event for example picture boards or an exhibit booth or maybe a map of the HDC district and list the parcels that are in the HDC district. I wanted to get this on the agenda so we can start brainstorming about this now as well as get this in the budget now.

Chairman Kullis asked if any of the board members have been to a Michigan Historic Preservation Network Conference? None of them have been to the conference, Ron Campbell and Nicole Rankin have both attended them and Kullis as well. Rankin is working on some presentations and walking tours within the village. It would be nice to have a booth set up at the conference so guests can see some of the projects that we have done with before and after pictures. We could put picture boards out there along with the new guidelines. Kullis asked Ron Campbell if he know of any other communities that have their own set of guidelines?

Ron Campbell stated Clarkston has been working on it for years now but has not established it yet.

Commissioner Perkins stated Romeo has guidelines, he will try and get a copy of them for the board.

Chariman Kullis said we would like to have a board of the new proposed district so we can tell the story of how we are working on this as well.

Ron Campbell stated the MNPH conference are seasoned preservationists, and you have a few that are just getting into it and bringing this to Holly is really a good way to let us show what we have accomplished and where we are headed. A lot of the guests at this conference not only go for the sessions, but to get a lot out of the community that is hosting it. Try to promote people to stay around for the weekend so they can learn more about it.

Fire Marshal Watson stated we have a budget for the boards we would like to use but if we go beyond \$200, we need to get approval. This will be coming out of the building budget for the HDC for this event.

Commissioner Terpening stated if we could not have the commercial trains come into town while this is going on. The last time Lake City surprised us with the passenger trains showing up, and it was quite a memory. It would be great during certain hours if they could.

Rankin is working on the MHPN, and her and DDA Director Nick Klempp are planning a walking tour for Friday morning. Part of this tour is to have the Depot open as well. Meeting on Monday to go ahead with the plans.

Fire Marshal Watson asked if the board is planning on attending the MHPN? Are there any fees? It states it's coming to Holly. Does this count towards educational training? There are parts of this

that do count as educational training. They will get him more information on all this as it gets closer.

Chairman Kullis stated they needed to go out take some pictures for the brochure so him and DDA Director Nick Klempf went out and shot photos around town.

PUBLIC COMMENT (non-agenda items)

Nicole Rankin, 217 Cogshall, St. The CLG status is still awaiting paperwork so nothing new.

James Caskala, 207 N. Saginaw St, stated Linden has guidelines and it was only 34- pages and it was scary at first but, very simple to read. It was not clear on who to talk to for permits and what you can and cannot do on your home.

OLD BUSINESS

None

NEW BUSINESS

Chairman Kullis added creating some guidelines to new business as it is the first time this has officially come to the board. These guidelines are to help residents in the historic district so they can understand how to deal with making repairs and additions and more in the district. At your convenience go over these set of guidelines at home and find things you like and dislike and don't understand. Make notes on what you think should be in these guidelines as a homeowner. Next month we will go over ideas so we can modify these to fit our community. Commissioner McCanney is modifying them for now until this is complete and then they will be turned over to the Village. We will print it out at the February meeting and fine tune it so we can take this to Council for adoption and once approved or adopted we would like to have it for the May conference.

Commissioner McCanney is working on the new guidelines; we are using a set from Boise Idaho as a guide to modify for our community. He will continue to make changes until we are happy with the final draft. When the final draft is finished it will be presented to the Council for adoption. Once this is approved the Village will have this on file. Ron Campbell will work with us on this as well, so we are right on target.

Commissioner McCanney has some questions to what we would like to have within this modification. It was 130 pages and now it's down to 60-67 pages. Do we want to separate the districts or have it as only one? Table of contents is overwhelming; do we want to edit this? There is a lot not in the table of contents. We need to decide what sections need to be included and what needs to be removed. Should we put commonly asked questions in here as well.

Commissioner McCanney asked if we should include the current ordinance? The list is 13 pages long and has all the addresses, owner's names and parcel numbers listed.

Chairperson Kullis stated that we will just make a reference to the list, and it will be at the village.

Commissioner McCanney asked if we need an instruction letter or an introduction letter or maybe a pamphlet, because this is a lot of rules at once for some people. Should we have a welcome letter or a watch for letter that the guidelines are coming to you and then we send out the packet. We need to start thinking about how we want to distribute this to the community.

Rankin stated we could have a brochure type of document with some basic information in it and we have this available online so we can update this as needed as well. This way we are not locked in to printing a 70-page booklet to hand out to 500 homeowners. A 5- page booklet would be a nice reference and to learn about what it means to have a historic home. We could have a FAQ section for an easy way to look up information in the guidelines.

Commissioner McCanney asked if we should create an index reference? We have a great start and hopefully all the picture and the text features will be fixed for printing.

COMMISSION & STAFF COMMENTS

Commissioner Terpening thanked Commissioner McCanney for all his help with the guidelines. It's a great start.

ADJOURNMENT

Motion by Chairman Kullis to adjourn the meeting at 7:57 p.m.

George Kullis, Chairman

Lisa Lawrence, Deputy Clerk/Treasurer