

Amana Colonies Land Use District Historic Preservation Commission
Minutes of the Regular Meeting
January 23, 2023 6:30 p.m.
At the Amana Colonies Land Use District office
And via Zoom link

- I. Call Meeting to Order: Amana Colonies Land Use District Historic Preservation Commission Vice Chair Jeff Conquest called the meeting to order at 6:30 PM. Present in office: Conquest and Elisha TePoel. Betsy Momany and Nathan Smith attended via Zoom. Alex Momany was unable to participate.
- II. Set Agenda: Motion by TePoel to accept the agenda. Second by B. Momany. Motion passed unanimously.
- III. Review/Approve December 28th Regular Meeting Minutes: Motion by Smith to approve the December 28, 2022 minutes. Second by TePoel. Motion passed unanimously.
- IV. Welcome visitors and allow residents of the Amana Colonies to speak on items not on the agenda: No one spoke.
- V. Discussion/Action on the following permit applications in a Historic Preservation Zoning District:
 - a. 2023-003. Louis and Jan Caspers / 621 45th Ave Amana / HP-R / Replace quantity six 9 over 6 existing vinyl windows with new vinyl 9 over 6 windows. First floor south side quan 4 / east side quan 1 / west side quan 1. Opening size 28" wide x 56" tall. Bottom sash 20" / top sash 36" divided light - pane size 7" x 10". After discussion it was determined that since this was an exact duplication going from vinyl to vinyl windows that the Administrator could issue the permit without further approval. No motion required.
 - b. 2023-004. Evan and Elisha TePoel / 312 220th Trail South Amana / HP-R / Add a new limestone gravel driveway on south side of lot between house and property line. 24' wide driveway leading east to a circular turnaround at the SE corner of the lot. Turnaround to have a circular grass center with an Amana-compliant post mounted lantern located there. Will also require an Iowa County Engineering review to install a culvert, and an IDOT permit to link driveway to a state highway. After discussion Smith made a motion to approve the application. Second by B. Momany. All ayes with Tepoel abstain. It should be noted that TePoel is still shopping for an Amana compliant lantern, and the example that was included with the application will not be the final choice.
 - c. 2023-005. Nathan Kleinmeyer-Millstream Brau Haus / 741 47th Ave Amana / HP-C / Converting a doorway to a window (using an existing window frame). Then converting a window to a doorway (using an existing door and frame). Redo cedar siding as required. Installing a gable hood over the new doorway to match the existing two gable hoods. Install new 72" x 48" landing area concrete steps to match existing two sets of steps. Metal railings on new steps to match existing two sets of steps. The existing wooden patio will be extended eight feet past the current front entrance to enclose the patio to help ensure patron safety. After a great deal of discussion, the members wanted to break their review into several separate motions:

Converting a doorway to a window (using an existing window frame). Then converting a window to a doorway (using an existing door and frame). Redo cedar siding as required. Motion by TePoel to approve as presented. Second by B. Momany. Motion passed unanimously.

Install new 72" x 48" landing area concrete steps to match existing two sets of concrete steps. Metal railings on new steps to match metal railing on existing two sets of steps. Motion by Smith to not approve the concrete steps with metal railing, but to approve wooden or wooden composition landing, steps and railing. The motion noted that since this is a high volume commercial entrance, and the existing two concrete steps already have a 72" x 48" landing area, that this larger surface area would be allowed. Also part of the motion was to use vertical top railings rather than horizontal, for safety purposes. Second by B. Momany. Motion passed unanimously.

Installing a 72" wide gable hood over the new doorway to match the existing two 72" wide gable hoods. After discussion B. Momany made a motion to approve a new 72" wide gable hood that would match the two existing gable hoods. Second by TePoel. Motion passed unanimously.

The existing wooden patio will be extended eight feet past the current front entrance to enclose the patio to help ensure patron safety. B. Momany made a motion to approve the extension of the existing wooden patio. Second by TePoel. Motion passed unanimously.

VI. Other Business:

a. The annual Certified Local Government (CLG) Report was reviewed. The HPC members have until Friday January 27 to inform the Administrator of any changes they might request. Then the CLG Report will be signed off on by the BOT at their February meeting.

b. The status of the new Short Term Rental Committee was discussed. Their first meeting will be Wednesday January 25.

vii. Administrator's Report: No report.

VIII. Adjourn: The meeting was adjourned at 8:12 p.m.

Members of the Historic Preservation Commission were appointed by the Amana Colonies Land Use District Board of Trustees pursuant to Chapter 303, Code of Iowa, and Chapter 21.00 of the Land Use Plan. Members of the Historic Preservation Commission are resident electors of the Amana Colonies Land Use District and are qualified by interest in, knowledge or experience in matters pertaining to the history, and culture of the Amana Colonies. All Amana Colonies Land Use District Historic Preservation Commission meetings are open to the public and the public is encouraged to attend the meetings.