

**Amana Colonies Land Use District Historic Preservation Commission**  
**Minutes of the Regular Meeting**  
**Monday, March 27, 2023, 6:30 p.m.**  
**At the Amana Colonies Land Use District office-4304 220<sup>th</sup> Trail Amana**  
**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 6:34 p.m. Present: Conquest, Betsy Momany, Nathan Smith, and Elisha TePoel. Also present was Elly Hoehnle, filling in for Administrator Richard Budde. Absent: Alex Momany
- II. Set Agenda. Motion by Momany, second by Smith, to set the agenda as presented. Motion carried unanimously.
- III. Review/Approve both January 23 and February 27, 2023, Minutes. Motion by Momany, second by Smith, to approve the January 23, 2023 minutes as presented. Motion carried unanimously. Motion by Momany, second by Smith, to approve the February 27, 2023 minutes as presented. Motion carried on a 3-0-1 vote, with TePoel abstaining.
- IV. Welcome visitors and allow citizens to speak on items not on the agenda. Vice-chair Conquest welcomed the visitors. No one asked to speak.
- V. Discussion/Action on the following permit applications in a Historic Preservation Zoning District:
  - a. 2023-012. George Heimovics / 2716 K St Middle Amana / HP-R / Tuckpoint brickwork on main structure. Repair soffit and fascia on main structure. Then install white aluminum cladding over the top. Momany asked about the mortar recipe being used. Heimovics stated that his contractor assures him that he knows how to work with the soft brick. Motion by Momany to recommend approval of the application contingent on confirmation of the approved mortar mix to be used, second by TePoel. Motion carried unanimously. Momany will send the mortar recipe to Heimovics.
  - b. 2023-013. Amana Church Society / Amana Meeting House Project / 622 45<sup>th</sup> Ave Amana / HP-R / 1) Remove and rebuild current accessibility ramp 2) Remove all steps, porches and hoods 2a) Rebuild south façade entrances to incorporate double doors and transoms as shown in historic photographs. Rebuild handrails to meet building code 2b) Rebuild north facade entrances. Rebuild handrails to meet building codes 3) Replace/repair soffit/fascia/sills/window trim and other wood trim as needed 4) repoint deteriorated mortar joints in sandstone foundation 5) Repoint chimneys 6) Repair parge coat 7) Remove egress stairs on west end of building. Cover door opening and side over the opening 8) Repair/restore dormers 9) Restore cupola 10) Remove asbestos siding on east and west annexes, preserving as much of original wood siding as possible. Reside east and west annexes using wood siding, new wood siding as needed 11) Rebuild egress stairs to meet building codes 12) Repair/restore basement entrances 13) Restore wooden storm windows on north side of building 14) Move gutters/downspouts as noted on architect drawings. Amana Church Administrator Elly Hoehnle stated that the double doors on the south side of the building will be wood doors (mimicking the doors shown in the historic photographs,) and not the glass/wood doors shown in the

architect's drawing. Motion by Smith, second by TePoel, to recommend approval of the application, including wood doors on the south side of the building. Motion carried unanimously.

- c. 2023-014. Amana Church Society / Kinderschule Project / 1112 26th Ave Middle Amana/ HP-R / 1) Repoint limestone foundation 2) Repair/restore existing wood sash windows 3) Add wood storm windows (restore storms from Colony Attic or build new storms to match historic storm windows 4) Raise header to approx. 80" on west side of porch to make building accessible 5) Remove existing siding taking care to preserve siding. Insulate walls. Replace existing wood siding and add new 4" wood siding as needed 6) Add half round gutters and round down spouts 7) Upgrade electrical service 8) Add HVAC mini-split system. Compressor to be located east side of building. 9) Add a sidewalk to connect to the existing sidewalk on east side of Middle Meeting House. Amana Church Administrator Elly Hoehnle stated that the church may not own enough land on the east side of the building to place the compressor on that side of the building. Motion by Momany, second by Smith, to recommend approval of the application, with a preference for the compressor to be placed on the east side of the building or to be placed on the north side of the building if there is not enough room on the east side. Motion carried unanimously.
- d. 2023-016. Sandy Newkirk / 703 12<sup>th</sup> Ave High Amana / HP-R / Remove two layers of asphalt shingles and south side sheeting. Re-sheet and shingle with brown shingles. Remove quantity two post 1932 (1947) brick chimneys both inside and above roofline and repair roof accordingly. Motion by TePoel, second by Smith, to recommend approval of the application as presented.
- e. 2023-017. Anna and Tyler Schumacher / 1309 G St. High Amana / HP-R / Replaced second story bathroom window. Intend to replace all second story windows (7 total) in the next 3 years. Replacement windows will have the same appearance as the original windows. Motion by Momany, second by TePoel, to recommend approval of the application with a preference that windows be double hung 8/4 windows instead of casement windows. Motion carried unanimously.
- f. Allison Momany and Tyler Stockman / 2618 J St. Middle Amana / HP-R / (1) replace deteriorating porch materials for south side of house, with modifications to skirting and addition of steps to historic sidewalk and (2) rebuild north porch to historic size/design. Should balusters be set at an angle? HPC wants to make sure railing on north side is of historic design-not clearly shown in application. Motion by Smith, second by TePoel, to recommend approval of the application, with a recommendation that the handrails on the north side are of historic design. Motion carried unanimously.

VI. Other Business:

- a. Status of committee work and BOT review to develop ordinance amendments regarding short term rental of residential property. Momany noted that the proposed ordinance has been sent to the Board of Trustees. She noted that the committee's work has been

completed, but that she will keep working on the language of the ordinance, based on the Trustees' feedback.

VII. Administrator's Report (if applicable). N/A

VIII. Adjourn. Motion by Momany to adjourn. The meeting was adjourned at 7:26 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.