

**I. Call to Order**

Members Present: Doug Johnson, Vice Chair; Sue O'Brien; Maggie Hicks

City Staff Present: Ravi

Guests Present: Randy Muth

Call to Order by: Doug

Meeting Start Time: 6:01 pm

Minutes Recorded by: Ravi

**II. Changes to the Agenda**

None

**III. Public Comment**

None

**IV. Approve Previous Meeting Minutes**

Motion by Sue, seconded by Maggie, to approve the May 20, 2026 meeting minutes.

Voting: unanimous.

Motion carried.

**V. Certificate of Appropriateness Review: ZON27-05 – 100 West Canal St**

Randy Muth gave an overview of the project scope. Randy asked about the listing of the building on the Local Historic Register even though the building isn't historic in terms of age. Ravi said that the listing of the building is based on survey work done in 2020 which led to the City adopting the recommended list of historic buildings for the Local Historic Register, and added that Chair Britta Tonn could provide more information. Ravi said that there is a process to remove buildings from the Local Historic Register. Randy asked about the benefits to have the building on the register. Ravi said that keeping buildings on the register is best practice to protect significant historic buildings in the City in the long term.

Motion by Sue, seconded by Maggie, to recommend approval the Certificate of Appropriateness for 100 West Canal Street. Voting: unanimous. Motion carried.

**VI. Certificate of Appropriateness Review: ZON27-04 – 183 Main St**

Ravi gave an overview of the project, noting that the applicant isn't in attendance. Ravi said that the applicant came to the scheduled July 28, 2026 meeting, and provided details on the

application with Britta Tonn and Sue O'Brien. Ravi said that no action was taken on July 28, 2026 because a quorum was not present. Ravi said that the applicant is aware of Britta and Sue's concerns and are willing to address any concerns the board may have, including retaining the detailing of the posts.

Doug asked about the roof. Ravi said that the roof is not within the scope of this application.

Motion by Sue, seconded by Maggie, to recommend approval of the Certificate of Appropriateness application with the following recommended conditions:

1. The repaired porch should be of a similar architectural style and detail as the existing porch.
2. The replacement posts should be of a similar profile to the existing posts.
3. The replacement railing should have a similar detail to the existing railing.

Voting: unanimous. Motion carried.

## **VII. Discussion: Building Typologies Report**

Ravi gave an update on the Building Typologies Final Report, and discussed next steps with the Planning Commission and the City. Ravi said that the reports provides the city with a baseline of how much growth to expect on standard-sized lots in the City. Doug voiced concerns about the scaling of three-story buildings with the existing streetscape in the residential areas. Ravi said that in the residential district, incremental change over time is likely, and that the consultants worked within the 35-foot height limit, which has been the longstanding standard in the residential districts.

Doug asked about the placement of buildings behind buildings on longer lots in the City. Ravi said that the consultants were not keen about this allowance, and Public Works are not keen about the infrastructure impacts. Ravi added that such development potential does allow for some property owners access to additional capital, which could help them with retirement planning, and that this could help create smaller lots, which could lower purchase prices. Ravi said that further discussions with the Planning Commission are needed on the topic.

## **VIII. City Updates**

Ravi gave an update on Planning Commission discussions, and on the upcoming Comprehensive Plan Open House on August 27, 2026.

## **IX. Other Business**

Motion by: Maggie

Second: Sue

Meeting End Time: 6:56 pm

## **X. Adjourn**