

MINUTES  
City of Monona  
Landmarks Commission  
Wednesday October 12, 2022

Chair Radermacher called the meeting of the Monona Landmarks Commission to order at 4:30 PM.

Present: Chair Teresa Radermacher, Ms. Branda Weix, Mr. Rick Bernstein, Ms. Anne Wellman, Mr. John Chapman, and Ms. Rebecca Holmquist

Absent: Ms. Peggy Michaelis

Also Present: Douglas Plowman, Planning Director and Thor Jeppson, Assistant Planner

**Approval of Minutes**

A motion by Mr. Bernstein, seconded by Ms. Weix, for the approval of the minutes of August 10, 2022 carried with no corrections.

**Appearances**

None

**Unfinished Business**

None

**New Business**

**A. Discussion of Draft National Register Nomination for 110 Henuah Circle (Justin Miller – UW Milwaukee)**

Mr. Miller presented details of the Draft National Register Nomination that he prepared for the Willard and Fern Tompkins House (110 Henuah Circle). He highlighted the architectural significance of the house, which will be the primary consideration of the Review Board. He also highlighted key design elements of the International Style, how they were reflected in the Willard and Fern Tompkins House, and the historical significance of the architects Beatty and Strang.

Mr. Bernstein praised Mr. Miller for the quality of the Draft Nomination and asked if he had a copy of Diane Filipowicz's Cornell University thesis on the architectural firm of Beatty and Strang. Mr. Miller replied that he received a copy and could share it with Planning Director Plowman.

A motion by Mr. Bernstein, seconded by Ms. Holmquist, to recommend to staff to prepare a letter of support of the nomination to the State Historic Preservation Office carried unanimously.

Planning Director Plowman shared that he would pass on edits from the Commission to Mr. Miller. He asked Mr. Miller to elaborate on the discussion of the neighborhood context and original occupants of the land which was included in the report per the request of the homeowner. Mr. Miller detailed that the Ancestral Homelands Acknowledgment and statements about archaeological components are required elements of a nomination. The land acknowledgement was developed by the Wisconsin Historical Society in coordination with Tribal representatives. He also clarified that the nomination indicates a possibility for archaeological sites on the property, because an applicant cannot state there are no archaeological sites unless they have excavated the entire property, which was not done.

Mr. Bernstein asked if the architectural drawings were from the current homeowner. Mr. Miller replied that the records all came from the current homeowner except for the Architectural Record publication.

**B. Discussion of Possible Land Acknowledgement Prior to Landmarks Commission Meetings**

Alder Radermacher stated that she was interested in how the Wisconsin Historical Society land acknowledgement was written with input from indigenous people, and that she supports the Commission incorporating a land acknowledgement into its meetings if it is done respectfully and supported with research. Mr. Bernstein asked the Commission what the best approach would be. Ms. Wellman said that the Commission needs to acknowledge that a land acknowledgement is the basis of any Commission action.

Mr. Bernstein asked if each City committee should have their own approach or if City Council should create a standard approach. Alder Radermacher supported beginning at the committee-level. Planning Director Plowman added there would be benefit to the Commission creating a process and then making a recommendation to the City Council, which Alder Radermacher supported.

Ms. Weix added that she visions the Commission beginning each meeting with a land acknowledgement and that she would research possible language based on what other organizations use.

**C. Staff Updates**

**i. National Register Nomination Update**

The educational event for the potential Frost Woods Historic District that was planned for the September Frost Woods social event was postponed until Spring 2023 due to weather. Planning Director Plowman recommended it be rescheduled ahead of the April 2023 Frost Woods annual meeting, and added that staff from the State Historical Society are willing to present.

Planning Director Plowman shared that all of the CLG funds were spent ahead of the deadline. Funds were used for four National Register nominations: the Bungalowen property on Winnequah Road, the Willard and Fern Tompkins House, the former Kohl's Food Store, and the Schroeder tudor style home on Tonyawatha Trail. The Kohl's Food Store was added to the National Register of Historic Places. The Willard and Fern Tompkins House and the Schroeder House are still awaiting State review. Planning Director Plowman will share with the Commission when he hears they are added to the review agenda.

Planning Director Plowman also stated that the CLG grant helped fund archaeological work and the preparation of a virtual tour at the Frank Allis House. CLG funds were also used to purchase approximately 25 books for the Public Library that were recommended by the State, and that they will put together a display at the library during next year's Historic Preservation Month. He will share the list of books with the Commission. The remaining CLG funds were used for city staff to promote landmarks and for the preparation of the draft landmark map and educational materials by UW-Milwaukee.

Ms. Holmquist asked for an update on the draft landmark map, and Planning Director Plowman said that he shared comments and that the State was still reviewing them. A meeting will be scheduled with the State for further discussion.

Mr. Chapman asked for clarification on the naming convention of historic properties. Mr. Bernstein stated that for the National Register, properties are usually named after the original owner if it is of architectural significance but that it may also be named after a significant figure who lived in the property. Ms. Wellman added that the significance of the architect should also be considered.

**ii. Updates/Discussion on Springhaven Pagoda and Frank Allis House**

Planning Director Plowman introduced this new standing agenda item. He spoke with the Parks Director about the level of fill in the well area of the Springhaven Pagoda and whether it could be cleared out to help return flow to the spring. The Parks Director will investigate further.

Mr. Bernstein asked about next steps with the consultant on the restoration of the Pagoda. Planning Director Plowman stated that the allocated money in the capital budget will remain and that conversations will continue with consultants about the viability of restoration treatments. Mr. Bernstein requested he check with the City Finance Director about the possibility for the reallocation of those funds. The initial engineering study was performed using those capital budget funds.

Alder Radermacher shared ongoing engagement activities for the San Damiano property, including the survey closing on October 15<sup>th</sup> and an upcoming public input meeting on October 18<sup>th</sup>. Ms. Wellman expressed concerns about the survey's demographic questions being too filtering. Ms. Holmquist and Alder Radermacher said that these questions help inform how wants and needs for the property vary by group and that the survey is anonymous.

Ms. Holmquist clarified to the Commission that the San Damiano property has not been officially designated as a park by City Council. Ms. Wellman asked about where money generated by the property goes, and how those funds are used for potential upkeep of the Frank Allis House. Ms. Holmquist stated that the Friends of San Damiano group generates the money. Mr. Bernstein added that the beer sales are managed by the Parks Department and Ms. Weix said that those proceeds don't affect the Frank Allis House. Alder Radermacher and Ms. Holmquist stated that no decisions have been made on the future of the Frank Allis House.

Ms. Wellman asked for clarification on the landmark status of the Frank Allis House and the rest of the San Damiano property. Ms. Holmquist stated that only the Frank Allis House is landmarked, but not the land. This gives the Commission say over exterior work on the house, but not the interior. Ms. Holmquist noted that carpet had been removed from the interior, which is beyond the Commission, but that notice should be given that the Commission needs to be involved for exterior work. Planning Director Plowman will notify the Parks Department and the Friends group.

**iii. Updates/Discussion on Diversity, Equity, and Inclusion (DEI) Efforts**

Alder Radermacher shared that she participated in the Black History for a New Day course through Justified Anger program at the Nehemiah Center. She reminded the Commission about the DEI Plan approved by City Council, and that conversations about creating an implementation team have begun.

**iv. Updates/Discussion on Sustainability Efforts**

Alder Radermacher shared that the City's Sustainability Committee has a new staff liaison, Assistant Planner Jeppson, and will resume meeting October 13<sup>th</sup> to discuss implementation of the Sustainability Plan.

**B. Landmarks Commission Updates Regarding Ongoing Projects**

Alder Radermacher introduced this new standing agenda item. Mr. Bernstein stated that he has worked with a conservator, Craig Deller, on methods to clean and restore historic markers. He shared a handout with the Commission and suggested cleaning the markers for the 2023 Historic Preservation month if funds were available. Cleaning would need to occur every 5-10 years. Alder Radermacher asked about the appearance of the markers after cleaning. Mr. Bernstein said that the background will appear leather brown and the lettering would be light tan and shiny after sanding. Alder Radermacher added the possibility of PSAs and a newsletter item in conjunction with the cleaning effort. Mr. Bernstein asked about the Commission's account funded by book sales, which Planning Director Plowman will look in to. Ms. Weix suggested this project be added to the next agenda.

Ms. Wellman shared that she is working on a marker for the Springhaven Pagoda, and added the possibility of installing markers at locations of the historic mail boat route.

**Upcoming meetings**

Upcoming meetings are scheduled for November 9, 2022 and December 14, 2022

**Adjournment**

A motion by Ms. Holmquist, seconded by Mr. Bernstein, to adjourn carried. (5:52 PM)

Submitted by,

Douglas Plowman, Planning Director