

## **DIXON HISTORIC PRESERVATION COMMISSION**

CITY HALL  
P. O. BOX 318  
DIXON IL 61021  
dhpc@discoverdixon.org

MEETING MINUTES FOR AUGUST 13, 2021  
Dixon City Council Chambers, 9:00 A.M.

### **1. CALL TO ORDER**

Vice Chairperson Deter called the meeting to order at 9:02 a.m.

### **2. ROLL CALL**

Commissioners present were Deter, Hulstedt, Krueger, and Wadsworth. McLane had a health issue arise unexpectedly that prevented him from attending. Tim Shipman, Building Official, was absent, but Joe Bay attended.

### **3. APPROVAL OF MINUTES**

Wadsworth moved, and Krueger seconded, that the minutes of the June 25, 2021, meeting be approved. The motion carried unanimously.

### **4. NOTICES AND COMMUNICATIONS**

Commissioner McLane sent an email on Aug. 12, 2021, notifying the Commission that the letter to property owners in the Historic District was sent in early July.

Building Official Tim Shipman emailed the Commission on Aug. 9, 2021, explaining the renovations that were being done to 203 West First Street (Asterisk Boutique). He reported: "He (Eric Brantley) had a contractor come available this week to do awning work. What he is doing is removing the asphalt shingled awning (this is not original to the building). When it is removed and see what is the condition underneath the plan is to add a retractable awning and leave the small window exposed. This is what is original to the design of the building based on photos he has. Due to the contractor becoming available on short notice, I allowed the permit to be issued. Based on projects he has done in the downtown area in the past, I feel he is going to make the building look appropriate with the historic look. As soon as the old awning is removed, I will speak with him on what the final plan is for replacement." A copy of an application for this project was distributed to the Commission at the meeting and is attached to these minutes.

### **5. PUBLIC COMMENT**

No public comments were received.

## 6. OLD BUSINESS

- a) **Review revised brochure for the Reagan Way walking tour.** Deter says that the brochure should be ready for printing. He is meeting with Main Street next week and will discuss the brochure's status.
- b) **Update: Status of consideration of OnCell app for the Reagan Way walking tour.** At the Sept. 18, 2020, meeting, it was noted that the Commission had planned to use the text and photos in the Reagan Way brochure in a walking tour app. At that time, the Commission was considering a proposal from OnCell to post and maintain the online walking tour for \$588/year. This "do-it-yourself" proposal includes Geofencing, hosting, and assistance. Deter will discuss the OnCell proposal with Main Street next week.
- c) **Update: Status of application to expand the boundaries of the Dixon Historic District.** The City Council will consider the application on Monday, Aug. 16. Deter will attend that City Council meeting and will be prepared to explain the application as needed.
- d) **Update: Status of recommendation to the mayor that the city become a Certified Local Government (CLG).** The City Council will also consider the CLG recommendation at its Aug. 16 meeting. Deter will be present at that meeting to answer any questions from the Council.

## 7. NEW BUSINESS

- a) **Financial assistance for renovations.** McLane's Aug. 12, 2021, email noted that he gave to the Mayor's office information regarding a grant program (used in Sterling and Rock Falls) that offers low- or no-interest loans to promote investment in renovation to buildings in the Historic District. He added that he intends to give the same information to Jeremy Englund at Main Street.
- b) **Renovation at 203 West First Street.** (See Communications item above for information from Tim Shipman.) An application for this renovation was not presented to the Commission before the meeting, but one copy of the application was distributed at the meeting (see attached). The proposed alterations are "Remove asphalt shingle awning, expose original glass block, and add retractable awning." The Commission felt that the proposal should have more details.
- c) **Renovation at 106 West River Street.** A Petunia Mural is in the process of being painted on the building at 106 West River Street (Meraki Salon). No application had been submitted, but the Commission discussed whether an application was required. Since Main Street is apparently involved in the painting project, Deter will discuss with Main Street the need for their projects to align with the Commission's historic preservation objectives.

## **8. ADJOURNMENT**

The next meeting is tentatively scheduled for 9:00 a.m. on Friday, Sept. 10, 2021, and will be held at the Dixon City Council Chambers.

At 10:11 a.m., Wadsworth moved, and Hulstedt seconded, that the meeting be adjourned. The motion carried unanimously.

Submitted by Tom Wadsworth, Secretary  
Dixon Historic Preservation Commission

DIXON HISTORIC PRESERVATION COMMISSION

APPLICATION FOR EXTERIOR ALTERATIONS DESIGN REVIEW  
(CERTIFICATE OF APPROPRIATENESS)

Date 8-9-21  
Property address 203 W. 1st St.  
Owner/applicant Eric D Brambley  
Address 201 W. 1st St

Phone 810-440-4669 Email ebrambley@tactica.com  
Current building use Retail

Proposed alterations. Please describe in as much detail as possible. Include drawing(s) of proposed alterations, if available. Continue on attachments if needed.

REMOVE ASHAT SHUTTER AWNING  
EXPOSE ORIGINAL GLASS BLOCK  
ADD RETRACTABLE AWNING

Name of architect or designer \_\_\_\_\_  
Phone \_\_\_\_\_ Email \_\_\_\_\_

Name of contractor Phil Cutler  
Phone \_\_\_\_\_ Email \_\_\_\_\_

Signature of owner/applicant 

mail to City of Dixon Historic Preservation P. O. Box 318 Dixon IL 61021 or  
email to [dhpd@discoverdixon.org](mailto:dhpd@discoverdixon.org) or FAX to (815) 288-1022