

LANDMARKS COMMISSION
February 8, 2024

LAN20240208
UNAPPROVED

A regular meeting of the Landmarks Commission, City of Cedarburg, Wisconsin, was held Thursday, February 8, 2024, at Cedarburg City Hall, W63 N645 Washington Avenue, lower level, Room 1.

The meeting was called to order by Chairperson Tom Kubala at 8:30 a.m.

Roll Call:	Present:	Chairperson Tom Kubala, Tomi Fay Forbes, Vice Chairperson James Pape, Beth Krimmel, Doug Yip
	Excused:	Council Member Patricia Thome
	Also Present:	City Planner Jon Censky, Jason Ahrens and Kristy Carmody with Distinctive Design Studio, Steven Schmitt with Jos. Schmitt Construction, Gordon Goggin

STATEMENT OF PUBLIC NOTICE

Chairperson Kubala acknowledged that the agenda for this meeting was posted and distributed in compliance with the Wisconsin Open Meetings Law.

APPROVAL OF MINUTES

Motion made by Commissioner Krimmel, seconded by Commissioner Forbes, to approve the minutes of the January 11, 2024, meeting. Motion carried without a negative vote with Council Member Thome excused.

COMMENTS AND SUGGESTIONS FROM CITIZENS – None

REGULAR BUSINESS

Architect Kirsty Carmody representing Blind Horse Winery is seeking feedback and direction regarding plans to renovate the exterior of the building at W63 N674 Washington Avenue.

The building was listed in the National Register of Historic Places survey in 1984 as contributing, but changed in 1987 to non-contributing due to the multiple façade changes. The oldest photo that exists of the building found so far is from 1976 and at that time the entire building was covered in stucco, a large window faced west, and the entrance was to the north. At some point the stucco was removed from the west side, the windows reconfigured, and the entrance door moved – apparently in 1991.

The early appearance is conjecture. Commissioner Kubala estimates that the building, originally earthen brick infilling the timber frame, may have been erected in the 1840s. Around the 1870s fired brick came to be used, and at some point, the earthen brick was replaced by fired brick. The original timber frame still exists. The original building could have been left with the brick and timbers exposed or been covered with a lime plaster. The earliest plat map of Cedarburg shows the building existed in 1891.

There was some discussion as to the stipulations for a building to be reclassified if it has been unchanged for 50 years. Commissioner Krimmel is going to investigate. Ms. Carmody stated that the county Register of Deeds office is taking on the project of discovering more of this buildings' history to help interns learn research skills.

The summary of the discussion is:

- Retain the west façade as it is now. Do not change windows or the doorway configuration, do not paint brick, retain the present character.
- Make changes to the east side of the building as desired, adding more window view and celebrating the view of the creek and accessibility to the Creekwalk. The Commission is endorsing all encouragement of the Creekwalk.
- The north and south sides are presently Lap siding over, it is believed, cement stucco (which is harder to remove than lime and more likely to damage the brick) over brick and timber framing. Mr. Schmitt will explore those walls to see what is there, to help determine possibilities.
- The Commission does not endorse actions that would further cut into the original timber frame.
- The Commissioners appreciate that the team working on this project came before the Commission at the start of the project to seek our input. City Planner Censky proposed they return to an upcoming meeting once they obtain more information about the north and south sides of the building.

ADJOURNMENT

A motion was made by Commissioner Krimmel, seconded by Commissioner Yip, to adjourn the meeting at 9:03 a.m. Motion carried without a negative vote with Council Member Thome excused.

Tomi Fay Forbes
Secretary