

HISTORIC REVIEW BOARD MEETING NOTES – for July 27, 2020 - via Zoom

**VOTING MEMBERS PRESENT:**

Joyce Dalton  
Daniel Granquist  
John Hendricks  
Gigi McCabe-Miele  
Roger Potratz

**VOTING MEMBERS ABS**

Billy Green  
Dwayne Hurt

**ADVISORY MEMBERS PRESENT:**

Deb Parcell  
Lilliana Rosado

**CITY COUNSEL LIASON:**

Mayor Parry  
Brian Dabny  
Dalia Zygas

**VISITORS:** (note, names are shown as they appeared on the Zoom screen)

Nicole Barker, Director of Capital Investment and Implementation, NICTD  
Jeanne Barnes  
Steve Robinson, Architect of Record, AECOM  
Mike Noland  
Steve Yetter  
Susan Weber  
Janice Reid  
Brian Evans  
Athena Moderna  
Mike Connor  
Dudley Beyler

**APPROVAL OF MINUTES:**

Motion to approve made by John Henderson, seconded by Dan Granquist  
and all members concurred

**CORRESPONDENCE:**

None

**CERTIFICATES OF APPROPRIATENESS:**

New 11<sup>th</sup> Street Train Station, new construction

- Representatives from the NICTD and design team presented changes made to the station/parking facility in response to concerns noted by the Board at the last meeting when the design was rejected. Materials have been adjusted to add brick on columns. The design has been altered to express the columns, divide the long facades into segmented sections with some variation in the heights, and window openings were added which are vertical and repetitive. The corner at Franklin St will no longer have a mural and will be landscaped, but the plans were not ready for presentation. They felt the design is generally more reminiscent of buildings in the historic district and more closely aligns with the Historic District Guidelines for new construction.
- Since more development is needed – as the design drawings are 60% complete - Debra Parcell suggested that she would review completed drawings with staff to verify that any issues noted by the Board are represented in the final design.
- The Board noted that there is insufficient information about lighting on the roof and on the building to verify that it complies with the “dark sky” goals of Michigan City.  
The Board also noted that windows on the stair tower, while they are useful for light and safety in the stairs, do not fit with other elements of the façade – they are unique and don’t express the Historic District elements. The store front and doors in retail areas are shown as flat without the intricacies and shadow lines that would be consistent with historic buildings and, in particular, with the existing façade – which is being preserved to great expense.

The Board noted that elements indicated as a concern must be reviewed by staff when final drawings are submitted.

- Roger Potratz made a motion that the design be approved with the understanding that it would be reviewed by staff before for final approval of 100% complete design. Gigi McCabe-Miele seconded this motion and it was approved by all Board members.

**MAINTENANCE REVIEW:**

No new reviews.

**NEW BUSINESS:**

Deb Parcell noted that revised standards should be discussed at the August meeting.

**COMMITTEE BUSINESS:**

None

**PUBLIC COMMENT:**

Mayor Parry expressed his support for the changes that were made to the design.

Mike Connor and Dalia Zygis complimented the Board for their diligence.

**ADJOURNEMENT:**

Motion to adjourn made by John Henderson and seconded by Dan Granquist and all members concurred.