

MINUTES OF THE LANDMARKS BOARD

DATE: September 10, 2025

TIME: 5:30pm

The meeting and public hearing of the Landmarks Board was held on the above date and time in person in the Busch Building, 2 West Conference Room.

ROLL CALL:

Landmarks Board members: John Hawkins-Chair, Seva Nix, Genevieve Henry, Wanda Quintana, Nicole Falconer, Erik Kiser, and John Sellars. Absent: Bryan Lenox and Adam Letterman-Vice Chair. Staff members: Andrew Menke, Senior Planner, Justin Crighton, Assistant Planning Director, and Kyle Tolbert, Assistant City Attorney.

APPROVAL OF MINUTES: August 13, 2025 minutes were approved.

UNFINISHED BUSINESS:

Certificate of Appropriateness: **1159 East Walnut Street** – Andrew Menke noted that the applicant requested to postpone to the October 8, 2025 meeting.

Board Action:

Wanda Quintana motioned to **postpone** Certificate of Appropriateness (**1159 East Walnut Street**) to October 8, 2025. Seva Nix seconded the motion. The motion carried as follows Ayes: John Hawkins, Chairman, Seva Nix, Nicole Falconer, Genevieve Henry, John Sellars, Erik Kiser, and Wanda Quintana. Nays: None. Abstain: None. Absent: Bryan Lenox and Adam Letterman-Vice Chair.

NEW BUSINESS:

Certificate of Appropriateness: **1027 East Walnut Street** – Sydney Davis, 1027 E. Walnut Street noted that they are wanting to fix everything that is in disrepair on the outside of the building, so no actual changes, just refurbishing. Noted the water damage on the balcony, fallen gutter, etc.

Genevieve Henry asked the client what they were proposing for the building and the applicant relayed they plan to reopen Ebbets Field Sports Bar & Patio.

Board Action:

John Sellars motioned to **Approve** Certificate of Appropriateness (**1027 East Walnut Street**). Genevieve Henry seconded the motion. The motioned carried as follows Ayes: John Hawkins, Chairman, Seva Nix, Nicole Falconer, Genevieve Henry, John Sellars, Erik Kiser, and Wanda Quintana. Nays: None. Abstain: None. Absent: Bryan Lenox and Adam Letterman-Vice Chair.

National & Local Districts Discussion: Noted that this agenda item came about because the most recently distributed demolition permit list included an old grocery store (Morelock's Grocery) that was on the national historic register. Discussion about how the Landmarks Board has no purview over properties with national designation, even though this was a contributing structure on the national register. When a property is listed on the national register they can get tax credits, but it does not protect the building or provide any additional safe guards.

Discussion about getting the boundaries of the national and local districts for Walnut Street and Commercial Street matched up to align with current SHPO policy. Andrew Menke relayed that more properties are included in the Local Commercial Street District than the street's National District, and, inversely, more properties are in the National Walnut Street District than the Local District. The Board asked Andrew to identify properties in the National Walnut Street District that are not currently in the Local Walnut Street District and to bring the information back to the Board. Depending on the findings, the Board may submit an amendment to City Council for nomination.

John Hawkins asked if there were any updates on the status of the proposed historic architectural survey. Staff relayed that the proposed survey areas of College Street and the Small Gas Stations will likely go to Plans and Policies in October 2025. Andrew Menke stated that, even though the Board gave discretion to include 10 additional gas stations along with the previously identified 10

gas stations, only the original 10 gas stations will be used. This is to allow for a buffer in the budget when the survey goes out to bid. The hope is that someday there will be an additional phase of the small gas station survey that includes other properties.

COMMUNICATIONS:

Historic Preservation Plans & Policies: **None**

Communications and Community Outreach: Board members noted the Cider Days festival on Walnut Street is coming up and that it could be an opportunity to promote the Landmarks Board in the future. It was also requested that Andrew get in touch with the Public Information Office (PIO) to see if a staff member can attend a Board meeting and explain what social media services the department may be able to provide.

Any other matters that fall under the jurisdiction of the Board: None

ADJOURNMENT:

There being no further business, the meeting was adjourned by the Chair.

A handwritten signature in black ink, appearing to read 'Andrew Menke', written over a horizontal line.

Andrew Menke, Senior Planner