



HISTORIC PRESERVATION COMMISSION

November 26th, 2024 at 8:15 AM
Crete City Hall, 243 East 13th Street

MINUTES

Notice of the meeting was given by posting, the appointed method for giving notice as shown by the attached notice, at the following locations:

City Hall, 243 East 13th Street
Post Office, 1242 Linden Avenue
City Bank and Trust, 1135 Main Avenue

Advance notice of the meeting was also given to committee members. Pursuant to Section 84-1412(8) of the Nebraska Open Meetings Act, the City has posted a current copy of the Open meetings Act, Laws of the State of Nebraska, in the back of the council chambers. All proceedings shown were taken while the meeting was open to the attendance of the public.

1. Open Meeting

2. Roll Call

Janet Jeffries	Present
Jennifer Robison	Present
Kendra Ordia	Present
Scott Kuncel	Present
Tom King	Present

Also present: Tom Ourada, City Administrator and Director of the Historic Preservation Commission

Anna Burge, City Attorney and Commission Attorney

Wendy Thomas, Finance Director and Commission Treasurer (arrived at 7:07 p.m.)

Nancy Tellez, City Clerk and Commission Secretary

3.A. Approve Meeting Minutes

3.A.1. October 22nd, 2024 Minutes

Scott Kuncel motioned, and Janet Jeffries seconded to approve the amended meeting minutes.

Jannet Jeffries: Aye, Jennifer Robison: Aye, Kendra Ordia: Aye, Scott Kunch: Aye, Tom King: Aye
Aye: 5 No:0

4. Items of Business

4.A. New Business

4.A.1. Presentation on Crete Municipal Code Chapter 2 Article 18 Historic Preservation

City Administrator Tom Ourada explained that City Attorney Anna Burge would be providing a presentation on the Crete Municipal Code 2-1801 through 2-1814 on the Crete Historic Preservation Commission.

Burge explained the purpose of the commission, definitions, and establishment of the Historic Preservation Commission. Burge explained the five members of the commission shall be appointed by the Mayor with the approval of the City Council. Ourada explained that the members shall serve a three-year term and shall be appointed on a staggered basis. Ourada and Burge went through and provided details of when members were appointed.

Burge continued with the presentation and explained the following:

- the commission meetings; rules and regulations
- power and duties
- appeal from decision
- landmarks and eligibility
- landmarks; action subject to review; certificate of appropriateness
- landmarks; unsafe structure; deliberate acts or unlawful
- landmarks; economic impact, applications to public property, and violations and penalties.

When Burge was explaining 2-1810 Landmarks; Action Subject to Review; Certificate of Appropriateness

Commission member Janet Jeffries asked if the timeframe of 5 days could possibly be changed to provide more time for the written finding of fact, and the detailed description of any required modifications or conditions be given to the Building Inspector. Burge and Ourada explained that this is a good point and something that can be discussed in the future.

During the explanation of 2-1813 Landmarks; Application to Public Property commission members expressed their concern about the bandstand at City Park possibly being torn down. City Administrator Tom Ourada explained that he would talk to Mayor Dave Bauer about their concerns.

Commission member Jennifer Robison asked about some of the words used in the duties for the commission members such as advocate. Burge explained that the commission members will provide information to the public and there can also be educational opportunities. Ourada explained that this commission should be proactive so that the community knows about this commission and what it stands for. Ourada reminded members that anytime more than 3 members are together it is a quorum and notice has to be advertised for the meeting. If members engage in educational activities for community there needs to be less than 3 members otherwise it does need to be advertised. Ourada stated a good kick off activity for the commission would be

presenting to the City Council.

Commission member Jennifer Robison asked about The Secretary Of The Interior's Standards For The Treatment Of Historic Properties and if the standards change. Burge and Ourada explained that the basics don't change.

4.B. Old Business

City Administrator Tom Ourada explained that he has submitted the application for the Historic Preservation Commission to become a Certified Local Government. Ourada explained that Kelli Bacon acknowledged that the application was submitted.

5. Petitions - Communications - Resident Concerns

6. Officers' Reports

6.A. Chairperson's Report

6.B. Director's Report

City Administrator Tom Ourada asked the commission if they wanted to change the date for the December meeting. After discussion the commission decided that they would like to have the next meeting on Wednesday, January 22nd 2025 at 7:00 p.m.

7. Adjournment

Scott Kuncl motioned to adjourn the meeting at 8:42 p.m. and Janet Jeffries seconded.

Janet Jeffries: Aye, Jennifer Robison: Aye, Kendra Ordia: Aye, Scott Kuncl: Aye, Tom King: Aye
Aye: 5 No:0