

Heritage Preservation Commission
September 11, 2018 Meeting Minutes
Council Chambers – Duluth City Hall

1. Call to Order and Roll Call

Chair Michael Poupore called to order the meeting of the Heritage Preservation Commission (HPC) at 3:06 p.m. on Tuesday, September 11, 2018.

Attending: Ken Buehler, Stacey DeRoche, Jessica Fortney, Michael Poupore, and Zandy Zwiebel

Absent: Mike Malone

Staff Present: Keith Hamre, Jenn Moses and Cindy Stafford

2. Public Hearing

A. **PL 18-007** Historic Nomination of Lake Superior and Mississippi Railroad (LSMRR) –

Staff: Jenn Moses introduces the nomination, and gives an overview. The public hearing will be held today. Once the HPC votes to recommend, it will then be moved to the city council for their vote. Designation of the railroad as a historic resource significantly limits the potential to meet environmental goals in the St. Louis AOC, neighborhood goals of increased trails and water access, and economic goals relating to the US Steel site. As planning work continues in this corridor, good governance will require balancing the many competing goals with available resources. Staff recommends against formally designating the LSMRR as a historic resource at this time. Zandy Zwiebel asks staff to summarize their findings. Moses notes the remediation of the US Steel site. Financial resources become a big piece of this. Public support has leaned towards new trails.

Applicant: N/A

Public: Dwight Morrison, history buff, addresses the commission. Got involved with train 2 years ago. He feels the railroad is historically important. The preservation of the route is important. Mike Casey addresses the commission. He is unaware of a U.S. Steel development. He attended a Great Lakes Restoration meeting and was asked what the citizens want. He can't speak for everyone but a great number support the tracks to stay in place. He encourages the commissioners to review the survey that was given. He finds the numbers confusing. 33% of respondents preferred track not trail. Western Waterfront has been going on for years with no new activity. He doesn't want to see the history of west Duluth ruined. Richard Winkler addresses the commission. He is a historian. He gave a summary of Jay Cooke and the decision to bring the railroad to Duluth and not to Superior. The 4 ½ mile track is what is left to commemorate Jay Cooke. Mr. Cooke is the singular person to which Duluth owes their city's beginning.

Commissioners: Chair Poupore asks staff if there was other public feedback due to posting of signs, etc. Staff responded there was not. He also would like clarification of the development proposed including the Western Waterfront Trail. Director Keith Hamre states there is no doubt that the railroad is a historic resource. Access and economic consideration need to be considered. More information will be available regarding the Western Waterfront trail in the next couple of months. He urges the HPC to wait on their nomination. If they move forward, the city will urge the city council to return it to the HPC at this time. Zwiebel questions a comment made about the known fact the city doesn't want to keep the track. Per Moses, regarding the western waterfront trail, a question was asked about what citizens would prefer. Zwiebel notes the costs associated

with a Superfund property. At the planning commission meeting there wasn't a specific reason to hold up the nomination. She wants to clarify what the reason is to wait. Director Hamre notes cost consideration. Expanding the causeway bridge is a multi-million dollar project. This cost would not be incurred by US Steel. The infrastructure costs would be paid by the city. Ken Buehler would like an update on the proposed development. What is the timeframe for any new development? Director Hamre states it has actively been under discussion for the past three years. The Port Authority renewed the purchase agreement last year. U.S. Steel doesn't want to clean the site unless there is a chance of restoration funds. Chair Poupore notes the possibility of using Superfund money to pay for restoration of the railroad. Director Hamre states the Superfund rules deals with the contamination of site, not the site usage or amenities on the site. Stacey DeRoche asks who maintains the causeway. Hamre states the city has budgeted money. DeRoche asks if waiting on the nomination would put the track in jeopardy. Director Hamre notes it will continue to operate. He just asks the nomination be put on hold for a couple of months. Jessica Fortney asks if SHPO has had any input. Director Hamre states US Steel has met with the EPA, and SHPO will be involved via the Section 106 process. Fortney asks if trails are chosen over the railroad, will the railroad be honored somehow? Director Hamre shares that no final decision has been made yet but mitigation would occur in consultation with SHPO. Per Moses, the final details need to be worked out. Chair Poupore notes the owner of the railroad is the city and he is part of the city and supports the nomination. He states the HPC's work will be cut out for them to convince the city council to uphold their nomination. Buehler appreciates work that went into it, but due to his involvement with the railroad needs to abstain from the vote. Chair Poupore states they seem to be delaying the nomination unnecessarily. If the track is not in jeopardy, DeRoche doesn't see the immediate reason to nominate now. Chair Poupore states it is in jeopardy because the city has told the railroad they need to shut down a portion of the railroad. Chair Poupore doesn't want to keep kicking the can down the road. Chair Poupore would like to see as much support from the HPC as possible, he would be open for waiting for another meeting. Buehler recommends the voting commissioners may want to table until the city brings back more information in 30 days. Zwiebel would like to know why the track is in jeopardy before a vote on nomination is proposed. Fortney would like to see a proactive approach versus a reactive approach. DeRoche doesn't feel an economic effect should be considered, but wants to give the city more time to give more information.

MOTION/Second: Zwiebel/DeRoche vote to table (with friendly amendment to add the timelines of 30-days) for more information

VOTE: (4-0, Buehler Abstained)

3. Old Business

- A. Potential Archaeological Grants – Moses sent an email to the commissioners in August. The Indigenous Commission viewpoint is they don't want to disturb sites or call attention to them unnecessarily unless there is a good reason. DeRoche asks if they are just interested in indigenous sites or also early settlements. Moses thinks they might go hand in hand, and would like to provide all information back to them. Chair Poupore mentions Enger Tower. Moses thinks they should prioritize their choices. She notes the indigenous commission's specific questions as shown by bullets in the email she shared with the commission. Chair Poupore said that part the mission to receive CLG status of the HPC is historic surveys. Moses added that SHPO advises the City redo a reconnaissance level survey. This would identify which areas, out of the whole city, require more extensive

surveys. Fortney understands the pushback on archaeological sites. They would be good partners moving forward, but would like to stick with physical buildings. Buehler said there is lots of work left to prioritize. Zwiebel asked about archaeological versus historical surveys moving forward. Moses added we need a 40% match for any CLG grants..

B. Pilot Program for Rehabilitation of Historic Homes – Moses states there is a \$10,000 pool to assist owners of older (prior to 1940) homes with a 50% reduction in the cost of building permits. Moses has copies of the application she will share and will also be added to the city website. The maximum amount is \$500 per property.

3. Communications and Other Business

A. Planning Commission Update – Zwiebel gives an overview. They heard the Pastoret Terrace EAW. Chair Poupore added the Planning Commission voted to state the EAW was sufficient and an Environmental Impact Statement (EIS) was not needed. SHPO will be involved and the HPC will be consulted too as the process proceeds. Zwiebel feels the HPC will be part of the conversation on what is worth preserving.

B. Consideration of Minutes – July 10, 2018

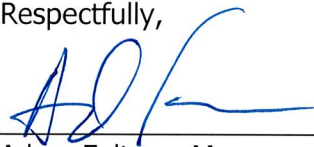
MOTION/Second: Buehler/Fortney approve the July 10, 2018 minutes

VOTE: (5-0)

4. Adjournment at 4:29 p.m.

(Next Meeting Tuesday, October 9, 2018). There will be an annual meeting in November where officials will be elected.

Respectfully,



Adam Fulton - Manager
Community Planning